

DEPARTMENT OF THE NAVY

FY 2001

BUDGET ESTIMATES (BRAC 93)



**BASE CLOSURE AND REALIGNMENT, III
JUSTIFICATION DATA SUBMITTED TO
CONGRESS
FEBRUARY 2000**

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: Overall Financial Summary

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	267,301	541,770	790,191	251,817	128,621	18,800	1,998,500
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	151,534	189,888	136,513	208,812	206,915	127,030	1,020,692
Studies	2,180	4,047	2,118	1,092	3,996	1,070	14,503
Compliance	57,825	121,740	75,556	93,383	62,842	50,363	461,709
Restoration	91,529	64,101	58,839	114,337	140,077	75,597	544,480
Operations & Maintenance	327,817	655,697	626,485	241,837	149,818	82,977	2,084,631
Military Personnel - PCS	11,984	20,996	10,641	17,908	9,472	9,176	80,177
Other	25,828	18,507	5,599	4,223	0	0	54,157
TOTAL COSTS	784,464	1,426,858	1,569,429	724,597	494,826	237,983	5,238,157
HAP	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	-38	-1,000	-1,038
TOTAL BUDGET REQUEST	784,464	1,426,858	1,569,429	724,597	494,788	236,983	5,237,119

Savings

Military Construction	-38,460	-29,580	-75,044	-39,052	-13,948	-20,602	-216,686
Family Housing	-8,117	-7,633	-27,064	-29,814	-49,609	-86,086	-208,323
Construction	-7,360	0	-11,600	0	0	-37,100	-56,060
Operations	-757	-7,633	-15,464	-29,814	-49,609	-48,986	-152,263
Operations & Maintenance	-46,872	-94,516	-360,911	-539,596	-677,959	-731,553	-2,451,407
Military Personnel - PCS	-6,485	-55,706	-96,796	-190,882	-281,139	-315,852	-946,860
Other	-2,941	-15,114	-120,198	-186,012	-201,716	-205,741	-731,722
Civilian ES (End Strength)	-9,203	-18,983	-23,123	-22,250	-23,254	-23,254	-120,067
Military ES (End Strength)	-1,936	-4,873	-7,757	-8,241	-8,261	-8,261	-39,329
TOTAL SAVINGS	-102,875	-202,549	-680,013	-985,356	-1,224,371	-1,359,834	-4,554,998

Net Implementation Costs

Military Construction	228,841	512,190	715,147	212,765	114,673	-1,802	1,781,814
Family Housing	-8,117	-7,633	-27,064	-29,814	-49,609	-86,086	-208,323
Construction	-7,360	0	-11,600	0	0	-37,100	-56,060
Operations	-757	-7,633	-15,464	-29,814	-49,609	-48,986	-152,263
Environmental	151,534	189,888	136,513	208,812	206,915	127,030	1,020,692
Studies	2,180	4,047	2,118	1,092	3,996	1,070	14,503
Compliance	57,825	121,740	75,556	93,383	62,842	50,363	461,709
Restoration	91,529	64,101	58,839	114,337	140,077	75,597	544,480
Operations & Maintenance	280,945	561,181	265,574	-297,759	-528,141	-648,576	-366,776
Military Personnel - PCS	5,499	-34,710	-86,155	-172,974	-271,667	-306,676	-866,683
HAP	0	0	0	0	0	0	0
Other	22,887	3,393	-114,599	-181,789	-201,716	-205,741	-677,565
Land Sales Revenue (-)	0	0	0	0	-38	-1,000	-1,038
Civilian ES (End Strength)	-9,203	-18,983	-23,123	-22,250	-23,254	-23,254	-120,067
Military ES (End Strength)	-1,936	-4,873	-7,757	-8,241	-8,261	-8,261	-39,329
NET IMPLEMENTATION COSTS	681,589	1,224,309	889,416	-260,759	-729,583	-1,122,851	682,121

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2200 - NAS Agana, Guam

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	6,610	9,800	1,657	12,261	6,058	3,660	40,046
Studies	0	0	133	10	0	37	180
Compliance	558	300	617	5,214	1,570	1,652	9,911
Restoration	6,052	9,500	907	7,037	4,488	1,971	29,955
Operations & Maintenance	3,089	4,425	1,256	729	937	429	10,865
Military Personnel - PCS	0	450	0	0	0	0	450
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	9,699	14,675	2,913	12,990	6,995	4,089	51,361
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	9,699	14,675	2,913	12,990	6,995	4,089	51,361
Savings							
Military Construction	-7,310	0	0	-1,207	0	0	-8,517
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-5,065	-5,206	-5,507	-5,637	-7,700	-7,700	-36,815
Military Personnel - PCS	0	0	0	0	-11,698	-24,004	-35,702
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	-426	-430	-430	-1,286
TOTAL SAVINGS	-12,375	-5,206	-5,507	-6,844	-19,398	-31,704	-81,034
Net Implementation Costs							
Military Construction	-7,310	0	0	-1,207	0	0	-8,517
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	6,610	9,800	1,657	12,261	6,058	3,660	40,046
Studies	0	0	133	10	0	37	180
Compliance	558	300	617	5,214	1,570	1,652	9,911
Restoration	6,052	9,500	907	7,037	4,488	1,971	29,955
Operations & Maintenance	-1,976	-781	-4,251	-4,908	-6,763	-7,271	-25,950
Military Personnel - PCS	0	450	0	0	-11,698	-24,004	-35,252
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	-426	-430	-430	-1,286
NET IMPLEMENTATION COSTS	-2,676	9,469	-2,594	6,146	-12,403	-27,615	-29,673

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2200 - NAS Agana, Guam

CLOSURE/REALIGNMENT ACTION

The 1993 Defense Base Closure and Realignment Commission directed the closure of Naval Air Station (NAS) Agana and relocation of Navy aviation units and support to Andersen Air Force Base, Guam. Navy planned to retain and continue to utilize family housing units and selected personnel support facilities but this decision was redirected by the BRAC IV Commission which required that all Navy facilities close. NAS was operationally closed on 31 March 1995. The anticipated disposal date for this property is September 2001.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No Requirement

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Impact Statement was initiated in FY 1994. The EIS was completed in 1999. The Record of Decision preparation and NEPA documentation for interim leasing is scheduled for completion in FY 2000.

Compliance

The removal of Underground Storage Tanks (USTs) and Above Ground Storage Tanks has been completed; however site remediation is not complete. All mission-related hazardous material and hazardous wastes were removed from the base prior to closure in April 1995. Abatement of friable, damaged, and accessible asbestos at all areas is complete.

Installation Restoration

The environmental requirements are linked to the LRA's plan for reuse. The property will be conveyed to the Government of Guam via Public Benefit Conveyance, Economic Development Conveyance, Homeless Conveyance, Fed-To-Fed Conveyance, and Highways Conveyance. The Public Benefit conveyance will be for the airport and easement, and park-recreational parcels that will be used for airport and park-recreational activities. The Economic

Development conveyance will be for the commercial-industrial parcel that will be used for commercial and business office developments. The Homeless conveyance will be for the homeless parcel that will be used for homeless assistance programs. The Fed-to-Fed conveyance will be for transfers to FAA and the NOAA Weather Service to support airport operations. The Highway conveyance will be for the highway parcel that is for the additions and improvements of new and existing roads. The CERCLA property includes two (2) Installation Restoration sites, twenty-six (26) Points of Interest Sites, and a base-wide groundwater investigation that are grouped into three Operable Units (OUs). The OUs 1 and 2 have been further designated as airport and easement, commercial-industrial, homeless, park recreational, and roadway parcels. OU-3, which is the base-wide groundwater investigation, encompasses all parcels. Tiyan is not on the National Priorities List (NPL).

Airport and Easement Parcel - This parcel consists of twenty one sites. A site requiring a removal action is Site 1, IRP-01 NAS Agana Landfill. Contaminants identified in this landfill are comprised of cleaning solvents, medical waste, paint sludge, construction debris, and household refuse. A landfill cap is proposed for this site as a removal action.

Initial phase of the Landfill cap was awarded in FY99. Installation of a granular activated carbon system has been completed to treat trichloro-ethylenes (TCEs) at the only drinking water production well on the property.

Commercial-Industrial Parcel - There are six sites identified in this parcel. One site, Site 10, has been accepted by the BCT as NFA. Navy recommends two sites for NFA. At Site 22, PWC Gas Station, a removal action is planned for implementation. Site 22 contaminants were identified as petroleum hydrocarbons and polyaromatic hydrocarbons. An ecological risk assessment, which involves collecting flora and fauna samples including prey samples of an endangered species located in Site 7, has been conducted. Semi-volatiles, metals and petroleum hydrocarbons were identified in Site 7

Park Recreational Parcel - There is one site in this parcel and it has been accepted by the BCT for NFA.

Homeless Parcel - There is no environmental site identified in this parcel.

Roadway Parcel - There is one site identified in this parcel and it has been accepted by the BCT for NFA.

Operations and Maintenance

Costs include caretaker, real estate, program management, building closure costs, equipment removal and transportation, relocation costs, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary. Real estate costs include labor, support, and contractual requirements necessary to complete disposition of the properties. Contractual costs cover appraisals, title searches, parcel surveys, marketing, and lease arrangements.

The Caretaker Site Office (CSO) is headed by a Lieutenant Commander who is responsible for public relations and managing facilities commensurate with identified reuse requirements. The CSO is responsible for all BRAC property

on Guam in caretaker status; resources are shared between these sites. This includes NAS Agana (BRAC III and IV), Ship Repair Facility and former GLUP property. Maintenance of real property and utilities was executed based on an as required basis to facilitate reuse while minimizing cost. Fire protection, security and police functions fall under the current agreement between the Navy and the Government of Guam. Higher than average support costs were necessitated by the remote location of Guam and periodic trips required for meeting, training, etc.

The Guam Airport Authority (GAA) signed a Joint Lease Agreement to take over airfield operations on 1 April 1995. A final transfer will be made under an Airport Public Benefit Conveyance for the airfield and direct support areas. Other parcels are planned for transfer under an economic development conveyance, public benefit conveyances, Federal transfers, and a negotiated sale.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1650 - NAS Alameda, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	1,950	21,640	0	0	0	23,590
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	21,004	13,720	12,974	24,664	20,650	5,117	98,129
Studies	0	220	70	93	446	216	1,045
Compliance	7,789	2,500	2,962	8,751	14,031	3,271	39,304
Restoration	13,215	11,000	9,942	15,820	6,173	1,630	57,780
Operations & Maintenance	4,227	9,275	7,821	14,636	10,450	3,660	50,069
Military Personnel - PCS	1,850	8,347	57	3,932	0	0	14,186
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	27,081	33,292	42,492	43,232	31,100	8,777	185,974
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	27,081	33,292	42,492	43,232	31,100	8,777	185,974
Savings							
Military Construction	-4,700	0	-4,635	0	0	0	-9,335
Family Housing	82	489	2,546	3,745	5,998	6,148	19,008
Construction	0	0	0	0	0	0	0
Operations	82	489	2,546	3,745	5,998	6,148	19,008
Operations & Maintenance	-4,076	4,051	0	-15,000	-27,634	-28,162	-70,821
Military Personnel - PCS	0	0	-467	-14,952	-30,053	-30,754	-76,226
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-4	-4	-358	-358	-358	-358	-1,440
Military ES (End Strength)	0	-7	-535	-537	-535	-535	-2,149
TOTAL SAVINGS	-8,694	4,540	-2,556	-26,207	-51,689	-52,768	-137,374
Net Implementation Costs							
Military Construction	-4,700	1,950	17,005	0	0	0	14,255
Family Housing	82	489	2,546	3,745	5,998	6,148	19,008
Construction	0	0	0	0	0	0	0
Operations	82	489	2,546	3,745	5,998	6,148	19,008
Environmental	21,004	13,720	12,974	24,664	20,650	5,117	98,129
Studies	0	220	70	93	446	216	1,045
Compliance	7,789	2,500	2,962	8,751	14,031	3,271	39,304
Restoration	13,215	11,000	9,942	15,820	6,173	1,630	57,780
Operations & Maintenance	151	13,326	7,821	-364	-17,184	-24,502	-20,752
Military Personnel - PCS	1,850	8,347	-410	-11,020	-30,053	-30,754	-62,040
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-4	-4	-358	-358	-358	-358	-1,440
Military ES (End Strength)	0	-7	-535	-537	-535	-535	-2,149
NET IMPLEMENTATION COSTS	18,387	37,832	39,936	17,025	-20,589	-43,991	48,600

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1650 - NAS Alameda, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Air Station (NAS) Alameda, which supported aviation squadrons, aircraft carriers, and surface operations and training for the U.S. Pacific Fleet. NAS Alameda closed on 30 April 1997. The Naval Aviation Depot (NADEP) Alameda, a tenant of NAS Alameda, also closed. The Alameda Reuse and Redevelopment Authority completed a reuse plan in January 1996. Disposal will be by an economic development conveyance, public benefit conveyances, lease termination, and Federal transfer of a least tern refuge to the Fish and Wildlife Service. Housing will either be transferred to the Coast Guard or the Coast Guard will lease it back. The anticipated final disposal date of this property is in June 2005.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1995-1996

	Amount (\$000)

P-305T PUGET SOUND NSY PLAYING FIELDS	1,950
P-298T PORT HADLOCK ORDCTRP HIGH EXPLOSIVE MAGAZINES	5,100
P-300T PUGET SOUND NSY PARKING GARAGE	14,400
P-316T FALLON NAS BATTALION UNIT EQUIPMENT SHOP	2,140
Total	23,590

Family Housing Construction

	FY1997 Amount (\$000)

H-405 BANGOR FAMILY HOUSING	6,454
Subtotal	6,454
	FY1998 Amount (\$000)

H-406 BANGOR FAMILY HOUSING	15,698
Subtotal	15,698
Total	22,152

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. The multi-year BRAC III disposal/reuse EIS is in process, with the EIS awarded pre-FY96. Integrating and managing the EIS as a joint EIS/California Environmental Quality Act (CEQA) Impact Report (EIR) resulted in added complexity and schedule extensions, leading to a Navy decision in February 1999 to split the CEQA document off from the NEPA document. A Record of Decision is expected in FY 2000.

The BRAC IV closure of FISC Oakland Alameda Annex and Facility comes under the same LRA and Reuse Plan as the BRAC III NAS Alameda closure, so the actual EIS analysis has been integrated into the NAS Alameda BRAC III EIS. Added costs of modifying the NAS disposal/reuse EIS to include the BRAC IV FISC Alameda Annex and Facility closure are contained in the budget for BRAC III NAS Alameda.

Compliance

By the end of FY98 an Underground Storage Tank (UST) program that removed 101 tanks was completed. An equally aggressive asbestos program remediated 106 buildings. All lead base paint surveys have been completed.

Installation Restoration

The environmental requirements are linked to the LRA's plan for reuse. The property is being developed for mixed use including residential enclaves, light industry, a marina, a golf course, a regional park, and a university campus. The property will be conveyed to the Alameda Reuse and Redevelopment Authority (ARRA) via an EDC and PBC; and to DOI for a Least Tern habitat area. Housing will either be transferred to the Coast Guard or the Coast Guard will lease it back. The CERCLA property includes 24 IR sites. The IR sites are in 12 Conveyance Parcels A-1 through F. NAS Alameda is not on the National Priorities List (NPL); however, EPA is in the process of placing it on the NPL. NAS Alameda does not have a Federal Facilities Site Remediation Agreement (FFSRA).

Conveyance Parcels A-1 through A-4 - The "A" Parcels total 2,190 acres, or about 80% of the total property available for transfer at Alameda Point. Parcel A-1, 1,217 acres (uplands and submerged) represents the largest single portion of land to be transferred to the ARRA and has the earliest projected transfer date. Likely reuse scenarios include residential enclaves, light industry, a regional park, and a golf course. Parcel A-2 is 159 acres of property (5 acres of uplands) belonging to the City of Alameda that is leased to the Navy. The lease termination will occur after the NEPA ROD. Parcel A-3 comprises 779 acres of upland and submerged property slated for transfer to the USFWS for use as a wildlife refuge and Parcel A-4 is 35 acres of upland that is programmed in the overall conversion plan as a federal to federal transfer to the USCG, but more recent negotiations between the City and the USCG suggest a leaseback

as the more feasible option.

Conveyance Parcel B - IR Sites 6, 7, 8, 15, and 16 are grouped together to form Operable Unit 1 or Parcel B. Parcel B comprises 28 upland acres dispersed throughout NAS Alameda. All portions of the Parcel B property are scheduled for transfer to the ARRA with light industry as the likely reuse scenario. At IR Site 15, excavation of contaminated soil has been completed. Site 15 was backfilled with clean soil. A Temporary Storage and Treatment Area (TSTA) was constructed. The contaminated soil was trucked to off-site landfills. At IR Site 16 a contaminated soil removal action has been completed.

Conveyance Parcel C - IR Site 1, designated Operable Unit 3, makes up all of Parcel C. This 24 acres of upland is located in the extreme northwest corner of NAS Alameda and is programmed as a golf course in the Community Reuse Plan. Radiological surveys of the landfill at IR Site 1 were started and some initial radiological surveys were completed

Conveyance Parcels D-1 and D-2 - IR Sites 3, 4, 5, 9, 10, 11, 12, 13, 14, 19, 21, 22, 23, and 25 make up Operable Unit 2. All of the above mentioned sites, with the exception of Site 25, are further designated Parcel D-1, which is slated for transfer to the ARRA and/or PBC applicants. Parcel D-1 is about 143 acres of upland with reuse scenarios that include light industry, regional parks, and a golf course. Parcel D-2, Site 25, is the contaminated portion of the USCG transfer/leaseback mentioned in the Parcel A-4 discussion. Radiological surveys of radium paint areas are completed at IR Sites 5 and 10. Steam enhanced extraction was evaluated (bench-scale) at Site 13. The study verified that the petroleum based contaminant mass was not moving. The study also provided valuable information that will be utilized in future remediation efforts.

Conveyance Parcels E-1, E-2, and E-3 - Operable Unit 4 is comprised of IR Sites 2, 17, 18, 20, and 24. Sites 17 and 24 are designated as Parcel E-1, about 110 acres of submerged property, scheduled for transfer to the City for use as a marina. Site 2, designated Parcel E-2 and covering 121 acres of upland area, is the contaminated portion of the USFWS transfer mentioned in the Parcel A-3 discussion. Site 25, designated Parcel E-3, is 46.25 acres of submerged property and is the last piece of property scheduled for transfer. Treatability studies are underway through the University of California at Berkeley (UCB) for IR Site 2 and 17. These studies will evaluate the feasibility of using innovative technologies and examine Intrinsic Bioremediation of contaminated sediment. Also at IR Site 17, studies for potential early treatability of sediments at the SeaPlane Lagoon are underway. Minor characterization of the site was recommended to determine bioavailability and the lateral and vertical extent of contamination.

All Sites - Phase II of the Ecological Assessment is underway. Treatability studies were initiated for 5 sites and began the final phase of the aquatic and terrestrial ecological assessment. A consolidated waste unit for disposal of contaminated soils was developed.

Operations and Maintenance

Costs include program management, building closure costs, equipment removal and transportation, relocations, tenant moving costs, employee transition assistance, severance entitlements, reduction in force costs, travel, and permanent change of station as necessary to support closure of the activity.

Costs also include real estate, caretaker and related labor, support, and contractual requirements necessary to complete disposal of the property. Contractual costs cover appraisals, title search, and surveys. Costs associated with interim outleasing of closure property and termination of existing leases are also included.

The Caretaker Site Office (CSO) is headed by a Lieutenant Commander responsible for public relations and managing facilities commensurate with identified reuse requirements.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

MCON projects which were in the FYDP have been removed

Family Housing Construction

None.

Family Housing Operations

The savings line reflects an increase in the FHN account for new units coming on line at Naval Station Bangor as a result of the relocation from NAS Alameda.

Operations and Maintenance

Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1380 - NADEP Alameda, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	1,700	0	0	0	1,700
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	883	9,165	9,194	9,606	0	0	28,848
Studies	0	0	0	0	0	0	0
Compliance	883	9,165	9,194	9,606	0	0	28,848
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	14,021	55,614	63,789	9,398	1,020	0	143,842
Military Personnel - PCS	0	0	115	0	0	0	115
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	14,904	64,779	74,798	19,004	1,020	0	174,505
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	14,904	64,779	74,798	19,004	1,020	0	174,505
Savings							
Military Construction	0	0	0	-2,230	0	0	-2,230
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	-47,355	-48,491	-49,655	-145,501
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	-24,394	-24,981	-25,580	-74,955
Civilian ES (End Strength)	0	-1,652	-1,665	-1,709	-1,709	-1,709	-8,444
Military ES (End Strength)	-28	-28	-28	-28	-28	-28	-168
TOTAL SAVINGS	0	0	0	-73,979	-73,472	-75,235	-222,686
Net Implementation Costs							
Military Construction	0	0	1,700	-2,230	0	0	-530
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	883	9,165	9,194	9,606	0	0	28,848
Studies	0	0	0	0	0	0	0
Compliance	883	9,165	9,194	9,606	0	0	28,848
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	14,021	55,614	63,789	-37,957	-47,471	-49,655	-1,659
Military Personnel - PCS	0	0	115	0	0	0	115
HAP	0	0	0	0	0	0	0
Other	0	0	0	-24,394	-24,981	-25,580	-74,955
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-1,652	-1,665	-1,709	-1,709	-1,709	-8,444
Military ES (End Strength)	-28	-28	-28	-28	-28	-28	-168
NET IMPLEMENTATION COSTS	14,904	64,779	74,798	-54,975	-72,452	-75,235	-48,181

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1380 - NADEP Alameda, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of the Naval Aviation Depot (NADEP) Alameda, with relocation of workload to other depot maintenance activities at Cherry Point, NC; Jacksonville, FL; and San Diego (North Island), CA. The NADEP was a tenant of the Naval Air Station Alameda, which was also recommended for closure by the 1993 Commission; it closed in September 1996.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1996

	Amount (\$000) -----
P-720T NORTH ISLAND NADEP ADMIN BUILDING	1,700
Subtotal	1,700
Total	1,700

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

There is no separate funding requirement for NADEP Alameda. The funds are included in the Naval Air Station (NAS) Alameda submission.

Installation Restoration

There is no separate funding requirement for NADEP Alameda. The Installation Restoration (IR) sites at this activity are managed by the IR program at NAS Alameda as the host installation and included in the NAS Alameda submission.

Operations and Maintenance

Costs included program management, building closure, equipment removal and

transportation, relocations, and tenant moving. Civilian personnel one-time costs included employee transition assistance, severance entitlements, and permanent change of station as necessary to support realignment and closure of the activity. Costs also included repairs for shop/hangar space to accept transitioned aircraft and minor construction costs for seven projects.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs were derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None. The NADEP is a tenant of NAS Alameda and owns no property.

SAVINGS

None.

Military Construction

Savings result from the removal of projects which were in the FYDP.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Savings reflected represent the aggregate savings of closing NADEP Alameda and transitioning workload. Includes civilian personnel salary savings resulting from closure of the activity.

Military Personnel

None.

Other

Savings reflect procurements that will not be funded under the DBOF program because of base closure decisions and customer savings associated with the closure of depot facilities which had excess capacity.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1690 - NRTF, Annapolis, MD

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	0	0	215	0	0	0	215
Military Personnel - PCS	40	0	0	0	0	0	40
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	40	0	215	0	0	0	255
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	40	0	215	0	0	0	255
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-359	-370	-1,049	-758	-775	-793	-4,104
Military Personnel - PCS	-61	-123	-124	-126	-128	-131	-693
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-18	-18	-18	-18	-18	-18	-108
Military ES (End Strength)	-4	-4	-4	-4	-4	-4	-24
TOTAL SAVINGS	-420	-493	-1,173	-884	-903	-924	-4,797
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	-359	-370	-834	-758	-775	-793	-3,889
Military Personnel - PCS	-21	-123	-124	-126	-128	-131	-653
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-18	-18	-18	-18	-18	-18	-108
Military ES (End Strength)	-4	-4	-4	-4	-4	-4	-24
NET IMPLEMENTATION COSTS	-380	-493	-958	-884	-903	-924	-4,542

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1690 - NRTF, Annapolis, MD

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended Navy disestablish the Naval Radio Transmitting Facility (NRTF) Annapolis. NRTF Annapolis is to be retained by the Navy and ownership will transfer to NAVSTA Annapolis. NRTF's mission cease was 18 January 1996. Operational closure was 30 September 1996.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

FY96 cost included civilian personnel salary savings resulting from the closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1630 - NAS Barbers Point, HI

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	4,290	0	38,488	77,080	13,119	7,700	140,677
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	3,942	6,400	507	1,129	6,645	11,373	29,996
Studies	0	700	450	20	0	103	1,273
Compliance	1,685	1,500	53	102	2,898	7,305	13,543
Restoration	2,257	4,200	4	1,007	3,747	3,965	15,180
Operations & Maintenance	588	4,663	2,148	2,197	7,094	9,605	26,295
Military Personnel - PCS	0	0	0	0	1,669	0	1,669
HAP	0	0	0	0	0	0	0
Other	0	751	0	561	0	0	1,312
Other	0	0	0	0	0	0	0
TOTAL COSTS	8,820	11,814	41,143	80,967	28,527	28,678	199,949
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	8,820	11,814	41,143	80,967	28,527	28,678	199,949
Savings							
Military Construction	-1,350	-9,800	-7,189	0	0	-1,445	-19,784
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-1,905	1,000	-1,089	-7,179	-7,703	-15,899	-32,775
Military Personnel - PCS	0	-589	-303	-9,940	-20,142	-20,609	-51,583
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	-109	-109	-109	-109	-436
Military ES (End Strength)	-9	-590	-590	-590	-590	-590	-2,959
TOTAL SAVINGS	-3,255	-9,389	-8,581	-17,119	-27,845	-37,953	-104,142
Net Implementation Costs							
Military Construction	2,940	-9,800	31,299	77,080	13,119	6,255	120,893
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	3,942	6,400	507	1,129	6,645	11,373	29,996
Studies	0	700	450	20	0	103	1,273
Compliance	1,685	1,500	53	102	2,898	7,305	13,543
Restoration	2,257	4,200	4	1,007	3,747	3,965	15,180
Operations & Maintenance	-1,317	5,663	1,059	-4,982	-609	-6,294	-6,480
Military Personnel - PCS	0	-589	-303	-9,940	-18,473	-20,609	-49,914
HAP	0	0	0	0	0	0	0
Other	0	751	0	561	0	0	1,312
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	-109	-109	-109	-109	-436
Military ES (End Strength)	-9	-590	-590	-590	-590	-590	-2,959
NET IMPLEMENTATION COSTS	5,565	2,425	32,562	63,848	682	-9,275	95,807

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1630 - NAS Barbers Point, HI

CLOSURE/REALIGNMENT ACTION

The 1993 BRAC Commission recommended the closure of Naval Air Station (NAS) Barbers Point, which supports five patrol (P-3) squadrons, one Light Airborne Multi-Purpose System (LAMPS) helicopter squadron, an Executive Transport Department and the U.S. Coast Guard air operations for the central Pacific and Hawaii, and other miscellaneous activities. Aviation squadrons are relocated to NAS Whidbey and MCB Hawaii. The Coast Guard will remain at NAS Barbers Point. NAS Barbers Point family housing will be retained to address the existing housing shortfalls in the Pearl Harbor region. Barbers Point closed July 2, 1999. Final disposal is planned for September 2001.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994 - 1996

	Amount (\$000)
P-604T WHIDBEY ISLAND NAS TACTICAL SUPPORT CENTER	4,290
P-267T KANEOHE BAY MCAS AIRCRAFT PARKING APRON (PH I)	23,738
P-269T KANEOHE BAY MCAS AIRCRAFT RINSE FAC MODS	2,100
P-603T WHIDBEY ISLAND NAS ACFT PARKING APRON ALTERATIONS	2,350
P-605T WHIDBEY ISLAND NAS FLIGHT SIMULATOR BUILDING ADD'N	3,650
P-608T WHIDBEY ISLAND NAS HANGAR ALTERATIONS	2,450
P-612T WHIDBEY ISLAND NAS ENGINE MAINTENANCE SHOP ADDN	4,200

Subtotal	42,778

	FY1997 Amount (\$000)
P-268T KANEOHE BAY MCAS ACFT PARKING APRON (PH II)	9,300
P-270T KANEOHE BAY MCAS MAINTENANCE HANGAR ALTERATIONS	36,150
P-271T KANEOHE BAY MCAS RENOVATE ADMIN	2,500
P-272T KANEOHE BAY MCAS AIMD ALTERATIONS/ADDITIONS	1,300
P-276T KANEOHE BAY MCAS TRAINING FACILITY	8,600
P-287T KANEOHE BAY MCAS HELICOPTER LANDING PAD	550
P-288T KANEOHE BAY MCAS HAZMAT/HAZ WASTE STORAGE	4,600
P-299T KANEOHE BAY MCAS TACTICAL SUPPORT FACILITY	10,500
P-600T WHIDBEY ISLAND NAS GSE SHOP	2,980
P-615T WHIDBEY ISLAND NAS SONOBUOY STORAGE	600

Subtotal	77,080

	FY1998 Amount (\$000)
P-297T BARKING SANDS PMRF ORDNANCE FACILITIES	1,175

P-274T KANEOHE BAY MCAS	AVIATION SUPPLY FACS	2,759
P-504T KANEOHE BAY MCAS	UTILITIES UPGRADE	4,139
P-508T KANEOHE BAY MCAS	ORDNANCE FACILITIES	2,146
P-539T PEARL HARBOR PWC	UTILITY SYSTEM MODS	2,900
	Subtotal	13,119
	FY1999	
	Amount	
	(\$000)	

P-XXXT WHEELER ARMY AIRFIELD HANGAR RENOVATION		7,700
	Subtotal	7,700
	Total	140,677

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Assessment (EA) was completed in August 1996 for the relocation of assets to MCAS Kaneohe Bay from NAS Barber's Point. The Record of Decision for the disposal of NAS Barber's Point was signed in June 1999.

Compliance

To date, BRAC funds have been used to complete remediation at 21 former Underground Storage Tank (UST) sites and to prepare surveys and design documents for removal and assessment of approximately 50 tanks and two fuel lines. FY99 funds were used to remove two fuel lines (a total of approximately 37,000 feet) and tanks at a fuel farm. BRAC funds have been used to conduct an asbestos survey at approximately 350 facilities. Friable, accessible, and damaged asbestos was removed and/or repaired at 20 buildings between November 1998 and January 1999. Sediments, which exceed Toxicity Characteristic Leaching Procedure (RCRA) concentrations, were removed from 69 dry wells between July 1998 and January 1999. PCB impacted concrete was remediated in five buildings. A lead-based paint (LBP) survey was conducted at approximately 350 facilities, but no LBP remediation is required.

Installation Restoration

The environmental requirements are linked to the LRA's plan for reuse. The property is being developed for mixed use, including Federal agency use, schools, aviation, parks, Navy-retained areas, and homeless assistance. The property will be conveyed to various agencies via

mechanisms including PBCs, Fed-to-Fed transfers, special legislation and negotiated sales.

NAS Barbers Point is not listed on the National Priorities List. It does not have a Federal Facility Agreement or a Federal Facility State Regulatory Agreement. The Environmental Baseline Survey (EBS) for NAS Barbers Point was completed in 1994. The EBS concluded that 47 Points of Interests (POIs) and three previously identified IR sites may require further cleanup or investigation. The BCT determined that 18 sites required further investigation under CERCLA. Three of the 18 sites (Sites 3, 16, and 17) were later designated for retention by Navy in accordance with the BRAC IV commission report; cleanup of these sites will be addressed by ER,N.

RIs were conducted at the remaining 15 sites. Eight sites required further action. The quality of the Regional Groundwater System (Site 19) is consistent throughout the base, which indicates that Navy operations are not contributing to ground water contamination. Sediments in some of the dry wells (basewide, Site 9) exhibit hazardous waste characteristics. No further CERCLA action is proposed, but removal of contaminated sediments was conducted under the Compliance Program (UST 5). Monitoring continued at Sites 1, 2, and 19 from FY97 through FY99. Removal actions have been completed at Sites 15 and 20.

Basewide-

Contaminated soil and sediment from Sites 15 and 20 was transported in FY98 and FY99 to a temporary stockpile facility off-site for future treatment and disposal in FY00-01.

Parcels:

The following is a synopsis of the status of work to be executed at sites as they relate to Conveyance Parcels:

Main Site to U.S. Fish and Wildlife Service - Planned reuse of this parcel is for wildlife habitat. Ordnance related materials, agitene drums, and scrap metal were disposed in and around a natural pond. Metals, pesticides, polycyclic aromatic hydrocarbons, and picric acid were found at levels that may be of ecological concern. The Former Northern Trap and Skeet Range (part of Site 18) was investigated in FY99. Surface soils at the site contain lead at concentrations above industrial cleanup standards. A removal action will start in FY00 and be completed in FY 01.

Public Parks (City and County) parcel - Planned reuse of this parcel is for a parks PBC. Early transfer is being considered for this parcel. An Engineering Evaluation/Cost Analysis (EE/CA) to evaluate cleanup alternatives to address surface and subsurface soil contaminated by arsenic, lead, polycyclic aromatic hydrocarbons (PAHs), and PCBs at the Coral Sea Road Coral Pit (Site 1) is being prepared. This former quarry was used for uncontrolled disposal, storage of waste oil, and discharge of washwater from an airplane hangar washrack. An interim removal action was awarded in FY99 for construction of a fence around the site prior to base closure. Cleanup is expected to be completed in June 2001. The surrounding land may still be developed, although development in the coral pit will need to wait until cleanup is completed. This area may be used as a drainage basin. Since there is expected to be an increasing requirement for regional drainage after closure, the cleanup needs to be completed in FY01.

Removal of lead-impacted soil at the Former Carbine and Pistol Range and lead and antimony-impacted soil at the Former Machine Gun Range No. 4 (part of Site 18) was awarded at the end of FY99. It is expected to be completed in September 2000. An interim removal action was awarded in FY99 for construction of a fence around the site prior to base closure.

Public Parks (State) parcel - Planned reuse of this parcel is for a parks PBC. Early transfer is being considered for this parcel. The Former Southern Trap and Skeet Range (part of Site 18) was investigated via a RI from FY94 to FY95 and a Removal Site Evaluation in FY98 and FY99. Surface soils at the site contain lead and arsenic which exceed industrial cleanup standards. An interim removal action was awarded in FY99 for construction of a fence around the site prior to base closure. A final removal action will be conducted in FY00-01.

Operations and Maintenance

Costs include program management, building closure costs, equipment removal and transportation, relocation costs, and tenant moving costs. Also included are the removal and reinstallation of computer systems, P-3 operational flight weapons trainers, LAN systems, and the transfer of aviation supply inventory. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary. Also included are caretaker, real estate, and other related labor, support, and contractual requirements necessary to complete disposal of the property.

The CSO office is headed by a LCDR. Maintenance of real property and utilities was budgeted based on an as required basis to meet base reuse while minimizing cost. Security services will be procured from a Navy activity. Remaining Navy assets or the local community will provide fire and police services.

Costs include real estate and other related labor, support, and contractual requirements necessary to complete disposition of the property, which include public benefit conveyances, fed to fed transfers, and the negotiated sale of the Credit Union. Contractual costs cover appraisals for the water/wastewater systems in the non-retained areas and surveys of boundaries for property, roads, and utility easements.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the base.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Savings are the result of removing projects from the FYDP

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Savings are the result of reductions in base operating support costs, and civilian personnel billets.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2300 - NAS Cecil Field, FL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	4,007	13,335	4,957	6,849	13,967	6,578	49,693
Studies	0	1,335	197	30	219	202	1,983
Compliance	2,336	6,000	669	2,791	2,347	2,743	16,886
Restoration	1,671	6,000	4,091	4,028	11,401	3,633	30,824
Operations & Maintenance	0	136	213	2,237	80	4,335	7,001
Military Personnel - PCS	0	0	0	0	2,775	0	2,775
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	4,007	13,471	5,170	9,086	16,822	10,913	59,469
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	4,007	13,471	5,170	9,086	16,822	10,913	59,469
Savings							
Military Construction	-1,500	-2,200	-12,770	0	0	0	-16,470
Family Housing	0	0	0	-300	-612	-722	-1,634
Construction	0	0	0	0	0	0	0
Operations	0	0	0	-300	-612	-722	-1,634
Operations & Maintenance	-1,856	-2,615	-3,304	-6,373	-19,897	-28,747	-62,792
Military Personnel - PCS	0	-163	-236	-12,315	-23,149	-23,643	-59,506
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-37	-54	-352	-352	-352	-352	-1,499
Military ES (End Strength)	-3	-3	-676	-671	-675	-675	-2,703
TOTAL SAVINGS	-3,356	-4,978	-16,310	-18,988	-43,658	-53,112	-140,402
Net Implementation Costs							
Military Construction	-1,500	-2,200	-12,770	0	0	0	-16,470
Family Housing	0	0	0	-300	-612	-722	-1,634
Construction	0	0	0	0	0	0	0
Operations	0	0	0	-300	-612	-722	-1,634
Environmental	4,007	13,335	4,957	6,849	13,967	6,578	49,693
Studies	0	1,335	197	30	219	202	1,983
Compliance	2,336	6,000	669	2,791	2,347	2,743	16,886
Restoration	1,671	6,000	4,091	4,028	11,401	3,633	30,824
Operations & Maintenance	-1,856	-2,479	-3,091	-4,136	-19,817	-24,412	-55,791
Military Personnel - PCS	0	-163	-236	-12,315	-20,374	-23,643	-56,731
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-37	-54	-352	-352	-352	-352	-1,499
Military ES (End Strength)	-3	-3	-676	-671	-675	-675	-2,703
NET IMPLEMENTATION COSTS	651	8,493	-11,140	-9,902	-26,836	-42,199	-80,933

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2300 - NAS Cecil Field, FL

CLOSURE/REALIGNMENT ACTION

The 1993 Base Realignment and Closure Commission directed closure of Naval Air Station (NAS), Cecil Field. The 1995 Commission redirected assets to new receiver sites. As a result of the changes to the receiving sites, operational closure of NAS Cecil Field was delayed beyond original projections. NAS Cecil Field closed on September 30, 1999. Final disposal is expected by June 2002.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1998

	Amount (\$000) -----
P-831T JACKSONVILLE NAS AVIATION PHYSIOLOGY TRAINING BUI	3,383
Total	3,383

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. The Environmental Impact Statement (EIS) for disposal of Cecil Field was completed in FY 1999. A Record of Decision for the relocation of the FA/18s currently at Cecil Field was signed in May 1998. An interim lease categorical exclusion (CE) was completed in November 1996; additional CEs are anticipated in FY 2000-2001.

Navy has conducted an AICUZ study of the impact of the relocation of FA/18s to NAS Oceana, and other Navy sites. The EIS for the relocation specifically addresses the AICUZ program and indicates Navy will update the AICUZ plan and work with affected municipalities. The Record of Decision for Disposal of Real Property at NAS Cecil Field was completed in June 1999.

Compliance

Initially, there were 253 tanks on the base. There are currently 92 tanks

remaining, all of which are in use by the station to support operations. Forty three (43) of these tanks are underground storage tanks (USTs) and will be removed, along with any contaminated soil, if present, following base closure. One hundred sixty-one USTs have been removed to date. The Navy has an agreement with the state of Florida that allows tanks which are out of compliance to be used until December 31, 2000. At that time they all must be closed-out. The cleanup of petroleum sites is done in accordance with Florida Statute.

The operation and maintenance of the 26.4KVA and 4KVA electrical distribution systems has been taken over by the Jacksonville Electric Authority. A small number of PCB transformers remain, but will be retrofilled by end of FY99. Fifty-nine family housing units contain lead based paint (LBP). However, the current reuse for all the base housing is slated for senior living, and there are currently no regulations requiring LBP to be abated in senior housing. There are 18 facilities still requiring asbestos abatement. Four facilities have been abated to date, and the others will be completed by Jan 2000.

Parcel A: Jacksonville Port Authority Airport Property PBC

Currently there are 8 petroleum sites and 39 USTs to be removed in this parcel. Many of these tanks are still in use by the station, but will be removed following operational closure. Day Tank 2 was removed in March 1997. The South Fuel Farm, Jet Engine Test Cell and Truck Stand are in the remedial action phase. The North Fuel Farm, Day Tank 1 and Day Tank 2 will start remediation in FY00. To date, 32 tanks have been removed from this parcel.

Asbestos containing material (ACM) has been abated at the two facilities requiring abatement. There are no additional ACM requirements for this parcel. There are no LBP requirements for this parcel.

Parcel B: Jacksonville Economic Development Commission EDC

Currently there are 7 petroleum sites and 16 USTs in this parcel. The 16 USTs are still in use by the station and will be removed in FY99 and FY00. To date, 129 tanks in this parcel have been removed

ACM removal has begun and is planned to be complete by end of Jan 2000. There are 18 facilities still requiring ACM removal.

Parcel C: Jacksonville Parks and Recreation PBC

Installation Restoration

The environmental restoration of NAS Cecil Field (NASCF) dates back to 1984 where, under the Navy Assessment and Control of Installation Pollutants (NACIP) program, an Initial Assessment Study (IAS) was performed for the entire facility. The IAS identified 18 sites where past use and disposal of hazardous substances had occurred requiring further investigation. In 1988, a Hazardous Ranking System (HRS) score of 31.99 was calculated for these 18 sites, resulting in the installation being placed on the Environmental Protection Agency's National Priorities List (NPL) on December 21, 1989. On Oct 23, 1990 Navy, the Environmental Protection Agency (EPA) and the Florida Department of Environmental Protection (FDEP) entered into a Federal Facilities Agreement. In 1993, NASCF was selected for closure under the BRAC process. As part of the

BRAC initiative, a basewide Environmental Baseline Survey (EBS) was completed in November 1994. The EBS identified 145 additional areas (BRAC grey sites) requiring additional investigation to determine their environmental condition. By 1999, all the BRAC grey sites had completed their screening. Fifteen of these grey sites were small in nature and the contaminated soil was removed. Twenty additional sites required further delineation and are referred to as Potential Sources of Contamination (PSCs). The cleanup of the restoration sites is conducted under the CERCLA framework. Currently, the remaining active restoration sites at NASCF include 14 IR sites and 21 PSCs.

Parcel A: Jacksonville Port Authority Airport Property PBC

Initially, there were a total of 89 restoration sites within this parcel (14 IR, 75 EBS). Currently, there are 20 active sites remaining within this parcel (11 IR, 9 PSCs). Seven of the active IR sites have signed RODs, while the remaining 4 sites will have RODs signed by Apr 00. Remedial action is underway at 7 of the IR sites. PSC remediation was initiated in FY99 and is ongoing.

The parcel is approximately 6,000 acres. Approximately 95% of the parcel's acreage is clean.

LTM will continue until approximately 2030 for 5 of the sites undergoing groundwater natural attenuation (North Fuel Farm, Jet Engine Test Cell, Day Tank 1 and 2, South Fuel Farm).

Restoration sites requiring major expenditures include Sites 36 and 37.

Parcel B: Jacksonville Economic Development Commission EDC

Initially, there were a total of 69 sites within this parcel (5 IR, 64 EBS). Currently, there are 10 active sites remaining in this parcel (2 IR, 8 PSCs). Both the IR sites have signed RODs and remedial action is underway. PSC remediation was initiated in FY99 and is ongoing.

The projected FOST completion date for the parcel minus the carve-outs is June 00. An earlier FOST for clean portions of the parcel is possible. The parcel is approximately 8,100 acres. Approximately 98% of the parcel's acreage is clean.

LTM will continue to approximately the year 2030 at facility 46, the former gas station, due to natural attenuation of the groundwater. LTM will continue out to approximately the year 2015 for Site 5, which is undergoing natural attenuation.

The bunkers in the Yellow Water Weapons Area (YWWA) underwent the Final Radiological Closeout Survey in Dec 1998. UXO surveys and removals are complete in YWWA.

Parcel C: Jacksonville Parks and Recreation PBC

Initially, there were a total of 7 sites within this parcel (1 IR, and 6 EBS). Currently, there are 4 active restoration sites remaining in this parcel (1 IR, 3 PSCs). The IR site (Site 15) will have a signed ROD by Sept 99. PSC remediation was initiated in FY99 and is ongoing.

The projected FOST completion date for the parcel minus the carve-outs is Oct 99. The parcel is approximately 2614 acres. Approximately 98% of the

parcel's acreage is clean.

Site 15 is within an area designated for conservation of wildlife. While the ROD is yet to be signed, a soil cap is required to protect ecological interests. When the cap is installed, LTM will continue at the site for perpetuity for groundwater monitoring and maintenance of the cap.

Operations and Maintenance

Activity costs include program management, building closure costs, equipment removal and transportation, relocation of simulators, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned closure.

The Caretaker Site Office (CSO) is responsible for public relations and managing facilities commensurate with identified reuse requirements. This includes obtaining and maintaining required permits, providing for security and fire protection, personal property and property records management, contracting for utilities, limited grounds and facilities maintenance, coordinating site access for environmental clean-up, and working with local officials to facilitate timely reuse of the site.

Current plans are to have security/police, fire protection services, and facilities and grounds maintenance provided by Contract or Cooperative Agreement with the City of Jacksonville. Real property maintenance is budgeted based on planned reuse and appropriate health and safety requirements while minimizing cost. This budget precludes wholesale repair, replacement, and/or maintenance as performed at operational bases.

BRAC 95 directed Navy to retain 13,800 acres and realign some functions to NAS Jacksonville. The remaining 17,500 acres are divided into 4 parcels for disposal. Parcel A is expected to be a Public Benefit Conveyance (PBC) to the Jacksonville Port Authority, Airport Property. Parcel B is expected to be an Economic Development Conveyance (EDC) to the Jacksonville Economic Development Commission. Parcel C is a proposed PBC to the City of Jacksonville for parks and recreation. Parcel D is a proposed PBC to the Clay County for conservation purposes.

Real estate costs include labor, support, and contractual requirements necessary to complete disposition of the properties. Contractual costs cover appraisals, title searches, parcel surveys, and lease arrangements.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the base.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Savings are a result of the deletion of projects in the FYDP.

Family Housing Construction

None.

Family Housing Operations

The family housing inventory at NAS Cecil Field consists of 297 government owned units. Two hundred units, located 4 miles from NAS Cecil Field, will be retained to offset some of the PWC Jacksonville requirements. The remaining units will be deactivated as the base closes.

Operations and Maintenance

Savings result from elimination of billets, and associated non-labor base operations support at NAS Cecil Field. Includes civilian personnel salary savings resulting from the closure. Receiving sites require operating budget increases to support transferring units.

Military Personnel

Savings are the result of a reduction of total military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1430 - Naval Shipyard, Charleston, SC

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	7,390	0	0	0	0	0	7,390
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	2,677	27,346	6,614	87	8,418	302	45,444
Studies	0	250	0	0	0	7	257
Compliance	2,677	27,096	6,614	87	5,503	260	42,237
Restoration	0	0	0	0	2,915	35	2,950
Operations & Maintenance	81,602	107,315	115,571	11,319	6,043	6,239	328,089
Military Personnel - PCS	2,000	0	94	0	0	0	2,094
HAP	0	0	0	0	0	0	0
Other	0	80	0	0	0	0	80
Other	0	0	0	0	0	0	0
TOTAL COSTS	93,669	134,741	122,279	11,406	14,461	6,541	383,097
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	93,669	134,741	122,279	11,406	14,461	6,541	383,097
Savings							
Military Construction	0	-2,800	0	0	0	0	-2,800
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	-88,462	-91,941	-93,964	-96,031	-370,398
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-10,194	-10,419	-10,647	-10,882	-42,142
Civilian ES (End Strength)	-3,392	-5,335	-5,507	-5,001	-5,564	-5,564	-30,363
Military ES (End Strength)	0	-54	-54	-54	-54	-54	-270
TOTAL SAVINGS	0	-2,800	-98,656	-102,360	-104,611	-106,913	-415,340
Net Implementation Costs							
Military Construction	7,390	-2,800	0	0	0	0	4,590
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	2,677	27,346	6,614	87	8,418	302	45,444
Studies	0	250	0	0	0	7	257
Compliance	2,677	27,096	6,614	87	5,503	260	42,237
Restoration	0	0	0	0	2,915	35	2,950
Operations & Maintenance	81,602	107,315	27,109	-80,622	-87,921	-89,792	-42,309
Military Personnel - PCS	2,000	0	94	0	0	0	2,094
HAP	0	0	0	0	0	0	0
Other	0	80	-10,194	-10,419	-10,647	-10,882	-42,062
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-3,392	-5,335	-5,507	-5,001	-5,564	-5,564	-30,363
Military ES (End Strength)	0	-54	-54	-54	-54	-54	-270
NET IMPLEMENTATION COSTS	93,669	131,941	23,623	-90,954	-90,150	-100,372	-32,243

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1430 - Naval Shipyard, Charleston, SC

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended closure of the Naval Shipyard (NSY), Charleston. NSY ceased mission in October 1995 and closed on 1 April 1996. A reuse plan has been developed by the Charleston Redevelopment Authority and provides the basis for NEPA and environmental actions. Final property disposal is anticipated by December 2001.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994

	Amount (\$000) -----
P-364T NORFOLK NSY INTERMEDEDIATE MAINT ACTIVITY TRAINING FACILITY	7,390
Subtotal	7,390
Total	7,390

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. A Record of Decision was signed in May 1996 to address disposal of the entire Charleston complex.

Compliance

The Underground Storage Tank Program remains on track to support property transfer in the EDC and PBC phases. Nine tanks are determined to require no further action after having been removed and samples taken to determine whether a release occurred. Four tanks require additional assessment.

Funding required in FY 00 is phased to meet the regulatory requirements and planned conveyance dates. This budget will fund all remaining environmental compliance requirements. The cleanup plan has been discussed and coordinated with the RDA and is consistent with the reuse plan for redevelopment of the property. Disruptions in funding will lead to delays

in property transfer.

Compliance projects include preparation of the EBST and FOST for each transfer as well as UST closures, assessments and remediation. Three EDC phases are planned. The shipyard detachment is conducting the UST closures and remediation and is likely to continue the work after transition to the private sector. Rapid assessments are being conducted on the remaining USTs in order to complete this phase on schedule.

In FY00 a firm fixed price contract will be issued to accomplish all remaining environmental cleanup at the Charleston Complex (FISC, NS, and NSY). Details on this contract are shown under the Installation Restoration section.

Installation Restoration

The Installation Restoration (IR) program completion has been the critical path for parcel transfer and has in fact been the major factor in defining the boundaries of the EDC parcels. EDC phase I is defined as the areas outside of the IR sites and UST program sites which have very limited environmental issues or have had LBP and Asbestos abatement completed. EDC phase II are those IR sites where Interim Measures have been completed and accepted, groundwater contamination issues have been resolved or UST program sites have been successfully remediated and limited environmental issues remain. EDC phase III consists of the remaining property which consists of contaminated sites which will likely require some long term remediation such as groundwater treatment or monitoring. These sites will require demonstration of a remedial action operating properly and successfully.

EDC Phase I

This parcel consists of approximately 226 acres of property from various zones throughout the Naval Base. The parcel may increase in acreage if asbestos abatement projects in Zone C complete ahead of the current schedule and within current scope. These projects may be impacted by the asbestos insulation found inside of the ventilation ducting and heating and air conditioning units.

EDC Phase II

This parcel consists of approximately 414 acres of property from various zones throughout the Naval Base distributed between FISC and NS. Property in this parcel has had either an Interim Measure completed or issues such as metals concentrations in groundwater have not been resolved and additional monitoring or technical assistance is needed to complete the evaluation. This includes a number of sites where either lead, PAH or petroleum contaminated soil has been removed and the action is awaiting regulatory approval.

EDC Phase III

This parcel consists of approximately 713 acres of property from various zones throughout the Naval Base and distributed between FISC, NS and NSY. Property in this parcel has contaminated areas that have resulted in groundwater contamination and will likely result in long term remediation or monitoring. Monitored Natural Attenuation studies have begun in order to compile data for assessing this as part of the long-term remedy. Corrective Measures Studies are underway for the chlorinated solvent contaminated groundwater sites which are SWMUs 39, 607, 166, 9 and 17. Remedial actions occur in FY 00. The entire NSY has been delineated as

part of the EDC Phase III parcel because of the priority of the RFI zone investigations. Preliminary reviews of results indicate a widespread metals and PAH presence in soils and groundwater. The reuse of this area is consistent with Navy use therefore the presence of these constituents should only require the use of institutional controls in addition to localized groundwater containment and treatment zones. FY 00 funding includes the monitoring, containment and treatment systems to address these areas of groundwater contamination.

In FY 00 a firm fixed price contract will be issued to accomplish all remaining environmental cleanup at the Charleston Complex (FISC, NS, and NSY). CNO (N-45) requested NAVFAC to test this innovative environmental cleanup contractual method for possible use at other current and future BRAC installations. The benefits of this type of contract are:

- Less cost risk to government.
- Contractor assumes cleanup of all known sites and sites discovered during normal prosecution of cleanup work.
- Requires less Navy personnel to oversee accomplishment of cleanup.
- Potential for faster cleanup and closeout of sites.
- Substantial improvement with regulators when partnering is not already occurring.
- Contractor assumes liability for unknown costs after contract award.
- Should promote cost savings technologies.
- Contractor will work closely with redevelopment agency and incoming tenants or owners to match cleanup to intended reuse of property.
- Contractor cleanup of all sites will include completing all cleanup requirements including Long Term Operation and Long Term Monitoring.
- Contractor includes indemnification for Navy and subsequent property owners.
- Includes all known and unknown contamination cleanup.
- Meets or accelerates current schedules for property transfer and disposal.

Naval Shipyard Charleston (Investigative Zones E)

The RFI report has been submitted and is awaiting review. Issues related to regulatory resources have been resolved through an increase in DSMOA funding. Additional technical personnel have begun document reviews which will accelerate the completion of the RFI. FY 01 funding is programmed primarily for the limited soil removals necessary and the groundwater containment, treatment or monitoring that is expected. Groundwater discharge to the adjacent Cooper River is a concern and may require additional ecological studies to assess effects of contaminated groundwater recharge to the ecological communities in these sediments. The reuse of this property is consistent with the heavy industrial use by the Navy and will be a consideration in determining action levels and remedial goals.

Operations and Maintenance

Funds were used for CIVPERS related costs including RIF's, relocation's, residual accounting and legal adjudication's."

A consolidated Caretaker Site Office (CSO) was set up for the Charleston Naval Base (Naval Shipyard Charleston, Naval Station Charleston and Fleet and Industrial Supply Center Charleston) and was fully operational at claimancy transfer on 1 April 1996. Actions include managing the Cooperative Agreement with the Charleston Redevelopment Authority, under which the Authority

provides security and fire protection, personal property and property records management, and grounds and facilities maintenance for the Naval Base. The CSO is responsible for contracting for utilities, coordinating site access for environmental clean up, and working with local officials to facilitate timely reuse of the site. Security service costs have been added. These costs were previously funded under NAVSTA.

CSO core staff personnel costs are included in the Naval Shipyard budget; security/police and fire protection services' costs are in the Naval Station budget; FISC budget contains property maintenance requirements only.

Maintenance of real property and utilities are budgeted based on an as required basis to meet base reuse while minimizing cost. Requirements proposed preclude wholesale repair and/or replacement, as performed at operational bases. This budget includes maintaining utility systems at levels which insure appropriate health and safety. The remaining repair and maintenance functions are planned based on the estimated minimal requirement.

The facilities on the Charleston Naval Base are being transferred or leased in accordance with the requirements of Community Environmental Response Facilitation Act (CERFA). There are numerous facilities being used by other federal agencies including the Department of Justice, the National Oceanic and Atmospheric Administration and the National Civilian Community Corps. Navy has also entered into leases with the Redevelopment Authority to allow commercial reuse of facilities.

Real estate costs identified are for in-house labor, support and contractual requirements necessary to provide interim lease support, as well as effort required to support final property conveyance. Contractual costs cover appraisals, title searches, parcel surveys, and lease arrangements.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None

SAVINGS

None.

Military Construction

Savings are the result of projects deleted from the FYDP.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes reductions in base operating support costs as well as civilian personnel salary savings resulting from the closure.

Military Personnel

Savings are the result of a reduction in military billets.

Other

Includes DBOF and base support savings to regular shipyard customers.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1270 - Naval Station, Charleston, SC

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	8,720	17,183	0	0	0	0	25,903
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	2,278	500	6,700	15,083	2,486	7,462	34,509
Studies	300	0	0	10	0	7	317
Compliance	1,978	500	3,000	5,771	2,486	4,794	18,529
Restoration	0	0	3,700	9,302	0	2,661	15,663
Operations & Maintenance	4,626	10,192	10,853	1,601	80	1,580	28,932
Military Personnel - PCS	0	5,755	1,168	0	0	0	6,923
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	15,624	33,630	18,721	16,684	2,566	9,042	96,267
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	15,624	33,630	18,721	16,684	2,566	9,042	96,267
Savings							
Military Construction	0	0	0	0	0	-3,358	-3,358
Family Housing	0	-394	-402	-4,019	-4,108	-4,198	-13,121
Construction	0	0	0	0	0	0	0
Operations	0	-394	-402	-4,019	-4,108	-4,198	-13,121
Operations & Maintenance	-3,055	-8,779	-26,169	-39,055	-40,212	-42,212	-159,482
Military Personnel - PCS	0	-751	-21,024	285	-21,473	-41,736	-84,699
Other	0	-3,655	0	0	0	0	-3,655
Civilian ES (End Strength)	-251	-569	-569	-569	-569	-569	-3,096
Military ES (End Strength)	-44	-1,132	-1,093	-1,089	-1,085	-1,085	-5,528
TOTAL SAVINGS	-3,055	-13,579	-47,595	-42,789	-65,793	-91,504	-264,315
Net Implementation Costs							
Military Construction	8,720	17,183	0	0	0	-3,358	22,545
Family Housing	0	-394	-402	-4,019	-4,108	-4,198	-13,121
Construction	0	0	0	0	0	0	0
Operations	0	-394	-402	-4,019	-4,108	-4,198	-13,121
Environmental	2,278	500	6,700	15,083	2,486	7,462	34,509
Studies	300	0	0	10	0	7	317
Compliance	1,978	500	3,000	5,771	2,486	4,794	18,529
Restoration	0	0	3,700	9,302	0	2,661	15,663
Operations & Maintenance	1,571	1,413	-15,316	-37,454	-40,132	-40,632	-130,550
Military Personnel - PCS	0	5,004	-19,856	285	-21,473	-41,736	-77,776
HAP	0	0	0	0	0	0	0
Other	0	-3,655	0	0	0	0	-3,655
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-251	-569	-569	-569	-569	-569	-3,096
Military ES (End Strength)	-44	-1,132	-1,093	-1,089	-1,085	-1,085	-5,528
NET IMPLEMENTATION COSTS	12,569	20,051	-28,874	-26,105	-63,227	-82,462	-168,048

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1270 - Naval Station, Charleston, SC

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of the Naval Station (NAVSTA), Charleston. NAVSTA ceased mission in October 1995 and closed on 1 April 1996. A reuse plan has been developed and provides the basis for NEPA and environmental actions. Final property disposal is anticipated by December 2001.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1995

	Amount (\$000)

P-401T INGLESIDE NS ADVANCED FFT PHASE I	6,370
P-867T CHESAPEAKE NSGA OPERATIONS BUILDING ADD'NS & ALT	2,350
P-049T INGLESIDE NS MINE WARFARE TRAINING SCHOOL PHA	6,730
P-053T KINGS BAY NSB CBU OPERATIONS FACILITY	1,810
P-054T CHARLESTON NWS MINE RECOVERY OPS AND SUPPORT FA	1,103
P-364T CHARLESTON NWS RESERVE CARGO HANDLING/VEH MAINT	1,500
P-868T CHESAPEAKE NSGA ACCESS ROADS/BRIDGE REPLACEMENT	710
P-XX5T INGLESIDE NS ADVANCED FFT PHASE II	5,330

Total	25,903

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

The Underground Storage Tank Program remains on track to support property transfer in the EDC and PBC phases. 92 Tanks are determined to require no further action after having been removed and samples taken to determine whether a release occurred. 30 tanks require additional assessment and 8 tanks are being transferred to the Local Redevelopment Authority (LRA) when property transfer occurs. Asbestos abatement is proceeding at a rapid pace but has been delayed due to the discovery of asbestos in the interior of ventilation ducting in the Panama housing. This has the

potential for requiring new heating units to be installed to facilitate the temperature and humidity control for historic structures. LBP work continues in the housing units which was delayed due to the intended use described in the RDA reuse plan which has since been revised to reflect broader usage.

The funding required in FY 00 is to meet the regulatory requirements and planned conveyance dates. This budget will fund all remaining environmental compliance requirements. The cleanup plan has been discussed and coordinated with the LRA and is consistent with the reuse plan for redevelopment of the property. Disruptions in funding will lead to delays in property transfer.

Details: Compliance projects include preparation of the EBST and FOST for each transferring parcel, lead based paint and asbestos abatement in the housing areas and UST closures, assessments and remediation. Three EDC phases are planned. The shipyard detachment is conducting the lead and asbestos removal and abatement currently and is likely to continue the work after transition to the private sector. Rapid assessments are being conducted on the remaining USTs in order to complete this phase on schedule.

In FY00 a firm fixed price contract will be issued to accomplish all remaining environmental cleanup at the Charleston Complex (FISC, NS, and NSY). Details on this contract are shown under the Installation Restoration section.

FY00 funding is for Remedial Design, Remedial Action, Long Term Operation and Long Term Monitoring at 12 Sites.

Installation Restoration

The environmental requirements are linked to the LRA's plan for reuse. The property is being developed for mixed use. Two small parcels were transferred to the National Oceanic and Atmospheric Administration and to the Marine Corps. The remaining property will be conveyed to the Charleston Naval Complex Redevelopment Authority via EDC.

The Installation Restoration (IR) program completion has been the critical path for parcel transfer and has in fact been the major factor in defining the boundaries of the EDC parcels. EDC phase I is defined as the areas outside of the IR sites and UST program sites which have very limited environmental issues or have had LBP and Asbestos abatement completed. EDC phase II are those IR sites where Interim Measures have been completed and accepted, groundwater contamination issues have been resolved or UST program sites have been successfully remediated and limited environmental issues remain. EDC phase III consists of the remaining property which consists of contaminated sites which will likely require some long term remediation such as groundwater treatment or monitoring. These sites will require demonstration of a remedial action operating properly and successfully.

EDC Phase I

This parcel consists of approximately 226 acres of property from various zones throughout the Naval Base. The parcel may increase in acreage if asbestos abatement projects in Zone C complete ahead of the current schedule and within current scope. These projects may be impacted by the asbestos insulation found inside of the ventilation ducting and heating and air conditioning units.

EDC Phase II

This parcel consists of approximately 414 acres of property from various zones throughout the Naval Base distributed between FISC and NS. Property in this parcel has had either an Interim Measure completed or issues such as metals concentrations in groundwater have not been resolved and additional monitoring or technical assistance is needed to complete the evaluation. This includes a number of sites where either lead, PAH or petroleum contaminated soil has been removed and the action is awaiting regulatory approval. Funding is programmed for additional monitoring or additional removal action should the circumstances warrant.

EDC Phase III

This parcel consists of approximately 713 acres of property from various zones throughout the Naval Base and distributed between FISC, NS and NSY. Property in this parcel has contaminated areas that have resulted in groundwater contamination and will likely result in long term remediation or monitoring. Monitored Natural Attenuation studies have begun in order to compile data for assessing this is as part of the long term remedy. Corrective Measures Studies are underway for the chlorinated solvent contaminated groundwater sites which are SWMUs 39, 607, 166, 9 and 17. Remedial actions occur in FY 00. The entire NSY has been delineated as part of the EDC Phase III parcel because of the priority of the RFI zone investigations. Preliminary reviews of results indicate a widespread metals and PAH presence in soils and groundwater. The reuse of this area is consistent with Navy use therefore the presence of these constituents should only require the use of institutional controls in addition to localized groundwater containment and treatment zones. Funding for FY 00 and out includes the monitoring, containment and treatment systems to address these areas of groundwater contamination.

In FY 00 a firm fixed price contract will be issued to accomplish all remaining environmental cleanup at the Charleston Complex (FISC, NS, and NSY). CNO (N-45) requested NAVFAC to test this innovative environmental cleanup contractual method for possible use at other current and future BRAC installations. The benefits of this type of contract are:

- Less cost risk to government.
- Contractor assumes cleanup of all known sites and sites discovered during normal prosecution of cleanup work.
- Requires less Navy personnel to oversee accomplishment of cleanup.
- Potential for faster cleanup and closeout of sites.
- Substantial improvement with regulators when partnering is not already occurring.
- Contractor assumes liability for unknown costs after contract award.
- Should promote cost savings technologies.
- Contractor will work closely with redevelopment agency and incoming tenants or owners to match cleanup to intended reuse of property.
- Contractor cleanup of all sites will include completing all cleanup requirements including Long Term Operation and Long Term Monitoring.
- Contractor includes indemnification for Navy and subsequent property owners.
- Includes all known and unknown contamination cleanup.
- Meets or accelerates current schedules for property transfer and disposal.

Naval Station Charleston (Investigative Zones B, C, D, F, G, H, I, K, L)

All RFI field work is complete and draft reports submitted. Zones H and C reports have been approved and are now in the CMS phase. Zones B and D reports have been approved and require no further action. Zones I, K and L reports have been reviewed and comments forwarded. FY00 funding is for Remedial Design, Remedial Action, Long Term Operation and Long Term Monitoring and transfer documentation for all remaining Economic Development Conveyance Phase II and Phase III sites.

Operations and Maintenance

Activity costs include program management, building closure costs, equipment removal and transportation, relocation of personnel, trainers, plant property, inventory, facility modifications at gaining sites, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary. Included as well are NS Charleston's share of costs for combined caretaker requirements of Charleston Naval Complex, real estate and other related labor, support and contractual requirements necessary to complete disposal of the property. Contractual costs cover appraisals, title searches, parcel surveys, and lease arrangements.

A consolidated Caretaker Site Office (CSO) was set up for the Charleston Naval Base (Naval Shipyard Charleston, Naval Station Charleston and Fleet and Industrial Supply Center Charleston) and was fully operational at claimancy transfer on 1 April 1996. Actions include managing the Cooperative Agreement with the Charleston Redevelopment Authority, under which the Authority provides security and fire protection, personal property and property records management, and grounds and facilities maintenance for the Naval Base. The CSO is responsible for contracting for utilities, coordinating site access for environmental clean up, and working with local officials to facilitate timely reuse of the site.

CSO core staff personnel costs are included in the Naval Shipyard budget; security/police and fire protection services' costs are in the Naval Station budget, and are moved to the Shipyard in FY01. FISC budget contains property maintenance requirements only.

Maintenance of real property and utilities are budgeted based on an as required basis to meet base reuse while minimizing cost. Requirements proposed preclude wholesale repair and/or replacement, as performed at operational bases. This budget includes maintaining utility systems at levels which insure appropriate health and safety. The remaining repair and maintenance functions are planned based on the estimated minimal requirement.

Small parcels have been transferred to the National Oceanic and Atmospheric Administration and the Marine Corps. The remaining property is planned for transfer under an economic development conveyance.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

No land sales revenues were received for the Federal transfers. The remaining property is planned for disposal under an Economic Development Conveyance (EDC). Proceeds from land sales will only be realized if the EDC includes monetary compensation to the Navy.

SAVINGS

None.

Military Construction

Savings are the result of projects deleted from the FYDP.

Family Housing Construction

None.

Family Housing Operations

The family housing inventory at NS Charleston consists of 586 government owned units. All units have closed.

Operations and Maintenance

Savings are the result of reduced civilian personnel salary costs and other base operating support costs.

Military Personnel

Savings are the result of a reduction in military billets.

Other

Procurement savings for operating forces support.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1330 - Naval Supply Ctr, Charleston, SC

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	1,500	976	0	4,958	7,434
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	887	0	2,468	3,355
Restoration	0	0	1,500	89	0	2,490	4,079
Operations & Maintenance	3,664	3,900	5,324	1,078	0	500	14,466
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	3,664	3,900	6,824	2,054	0	5,458	21,900
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	3,664	3,900	6,824	2,054	0	5,458	21,900
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	-3,500	-6,906	-7,994	-7,525	-7,279	-33,204
Military Personnel - PCS	0	0	0	0	0	0	0
Other	-460	-1,860	-6,953	-7,498	-7,294	-7,208	-31,273
Civilian ES (End Strength)	-164	-239	-239	-239	-239	-239	-1,359
Military ES (End Strength)	-5	-5	-5	-5	-5	-5	-30
TOTAL SAVINGS	-460	-5,360	-13,859	-15,492	-14,819	-14,487	-64,477
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	1,500	976	0	4,958	7,434
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	887	0	2,468	3,355
Restoration	0	0	1,500	89	0	2,490	4,079
Operations & Maintenance	3,664	400	-1,582	-6,916	-7,525	-6,779	-18,738
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	-460	-1,860	-6,953	-7,498	-7,294	-7,208	-31,273
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-164	-239	-239	-239	-239	-239	-1,359
Military ES (End Strength)	-5	-5	-5	-5	-5	-5	-30
NET IMPLEMENTATION COSTS	3,204	-1,460	-7,035	-13,438	-14,819	-9,029	-42,577

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1330 - Naval Supply Ctr, Charleston, SC

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the partial disestablishment of the Fleet Industrial Supply Center (FISC), Charleston and the 1995 Commission recommended complete closure. Operational closure occurred on 1 April 1996. Property disposal is included with the other Charleston bases, not as a separate disposal action. Final property disposal is anticipated by December 2001.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

The Underground Storage Tank Program remains on track to support property transfer in the EDC and PBC phases. 17 Tanks are determined to require no further action after having been removed and samples taken to determine whether a release occurred. 12 tanks require additional assessment.

FY00 required funding is to meet the regulatory requirements and planned conveyance dates. This budget will fund all remaining environmental compliance. The cleanup plan has been discussed and coordinated with the LRA and is consistent with the reuse plan for redevelopment of the property.

Compliance projects include preparation of the EBST and FOST for each transferring parcel and UST closures, assessments and remediation. Three EDC phases are planned. The shipyard detachment is conducting the UST closures and remediation and is likely to continue the work after transition to the private sector. Rapid assessments are being conducted on the remaining USTs in order to complete this phase on schedule.

In FY00 a firm fixed price contract will be issued to accomplish all remaining environmental cleanup at the Charleston Complex (FISC, NS, and

NSY). Details on this contract are shown under the Installation Restoration section.

FY00 funding is for Redial Design, Remedial Action, Long Term Operation and Long Term Monitoring at 4 Sites.

Installation Restoration

The Installation Restoration (IR) program completion has been the critical path for parcel transfer and has in fact been the major factor in defining the boundaries of the EDC parcels. EDC phase I is defined as the areas outside of the IR sites and UST program sites which have very limited environmental issues or have had LBP and Asbestos abatement completed. EDC phase II are those IR sites where Interim Measures have been completed and accepted, groundwater contamination issues have been resolved or UST program sites have been successfully remediated and limited environmental issues remaining. EDC phase III consists of the remaining property which consists of contaminated sites which will likely require some long term remediation such as groundwater treatment or monitoring. These sites will require demonstration of a remedial action operating properly and successfully.

EDC Phase I

This parcel consists of approximately 226 acres of property from various zones throughout the Naval Base. The parcel may increase in acreage if asbestos abatement projects in Zone C complete ahead of the current schedule and within current scope. These projects may be impacted by the asbestos insulation found inside of the ventilation ducting and heating and air conditioning units.

EDC Phase II

This parcel consists of approximately 414 acres of property from various zones throughout the Naval Base distributed between FISC and NS. Property in this parcel has had either an Interim Measure completed or issues such as metals concentrations in groundwater have not been resolved and additional monitoring or technical assistance is needed to complete the evaluation. This includes a number of sites where either lead, PAH or petroleum contaminated soil has been removed and the action is awaiting regulatory approval. Funding is programmed for additional monitoring or additional removal action should the circumstances warrant.

EDC Phase III

This parcel consists of approximately 713 acres of property from various zones throughout the Naval Base and distributed between FISC, NS and NSY. Property in this parcel has contaminated areas that have resulted in groundwater contamination and will likely result in long term remediation or monitoring. Monitored Natural Attenuation studies have begun in order to compile data for assessing this as part of the long-term remedy. Corrective Measures Studies are underway for the chlorinated solvent contaminated groundwater sites which are SWMUs 39, 607, 166, 9 and 17. Remedial actions occur in FY 00. The entire NSY has been delineated as part of the EDC Phase III parcel because of the priority of the RFI zone investigations. Preliminary reviews of results indicate a widespread metals and PAH presence in soils and groundwater. The reuse of this area is consistent with Navy use therefore the presence of these constituents should only require the use of institutional controls in addition to localized groundwater containment and treatment zones. Funding for FY 00 includes the monitoring, containment and treatment systems to address these areas of groundwater contamination.

The RFI report for Zone A has been submitted and approved. The Corrective Measures Study has begun and is expected to complete in August 1999. The RFI report for Zone G has been submitted and is in regulatory review. Monitored Natural Attenuation is being studied at SWMU 39 (chlorinated solvent groundwater contamination) in addition to other technologies. An Interim Measure will begin at SWMU 2 (lead contaminated soil) in FY 99 however additional groundwater monitoring will likely be required. FY 00 funding is programmed for the Corrective Measures Implementation (CMI) for these and other similar sites within these investigative zones.

In FY 00 a firm fixed price contract will be issued to accomplish all remaining environmental cleanup at the Charleston Complex (FISC, NS, and NSY). CNO (N-45) requested NAVFAC to test this innovative environmental cleanup contractual method for possible use at other current and future BRAC installations. The benefits of this type of contract are:

- Less cost risk to government.
- Contractor assumes cleanup of all known sites and sites discovered during normal prosecution of cleanup work.
- Requires less Navy personnel to oversee accomplishment of cleanup.
- Potential for faster cleanup and closeout of sites.
- Substantial improvement with regulators when partnering is not already occurring.
- Contractor assumes liability for unknown costs after contract award.
- Should promote cost savings technologies.
- Contractor will work closely with redevelopment agency and incoming tenants or owners to match cleanup to intended reuse of property.
- Contractor cleanup of all sites will include completing all cleanup requirements including Long Term Operation and Long Term Monitoring.
- Contractor includes indemnification for Navy and subsequent property owners.
- Includes all known and unknown contamination cleanup.
- Meets or accelerates current schedules for property transfer and disposal.

Operations and Maintenance

Activity costs include program management, building closure costs, equipment removal and transportation, relocation of personnel, property, and inventory, tenant moving costs, and minor facility repair or renovation at new locations. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary. Incidental real estate funding requirements are covered in the Naval Shipyard, Charleston budget submission.

A consolidated Caretaker Site Office (CSO) was set up for the Charleston Naval Base (Naval Shipyard Charleston, Naval Station Charleston and Fleet and Industrial Supply Center Charleston) and was fully operational at claimancy transfer on 1 April 1996. Actions include managing the Cooperative Agreement with the Charleston Redevelopment Authority, under which the Authority provides security and fire protection, personal property and property records management, and grounds and facilities maintenance for the Naval Base. The CSO is responsible for contracting for utilities, coordinating site access for environmental clean up, and working with local officials to facilitate timely reuse of the site.

CSO core staff personnel costs are included in the Naval Shipyard budget; security/police and fire protection services' costs are in the Naval Station

budget, and are moved to the Shipyard budget in FY01. FISC budget contains property maintenance requirements only.

Maintenance of real property and utilities are budgeted based on an as required basis to meet base reuse while minimizing cost. Requirements proposed preclude wholesale repair and/or replacement, as performed at operational bases. This budget includes maintaining utility systems at levels which insure appropriate health and safety. The remaining repair and maintenance functions are planned based on the estimated minimal requirement.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes civilian personnel salary savings resulting from the closure of the activity.

Military Personnel

None.

Other

Customer savings associated with the closure of a DBOF facility.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1540 - NAS Dallas, TX

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	8,850	29,150	67,779	0	2,290	0	108,069
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	3,212	6,000	2,020	1,388	10,117	14,619	37,356
Studies	0	0	0	30	0	69	99
Compliance	3,212	6,000	0	0	1,222	96	10,530
Restoration	0	0	2,020	1,358	8,895	14,454	26,727
Operations & Maintenance	1,892	1,740	11,541	6,560	321	2,465	24,519
Military Personnel - PCS	199	359	0	997	0	0	1,555
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	291	0	0	291
TOTAL COSTS	14,153	37,249	81,340	9,236	12,728	17,084	171,790
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	14,153	37,249	81,340	9,236	12,728	17,084	171,790
Savings							
Military Construction	-680	0	0	0	-820	0	-1,500
Family Housing	0	0	375	377	385	396	1,533
Construction	0	0	0	0	0	0	0
Operations	0	0	375	377	385	396	1,533
Operations & Maintenance	3,747	13,059	9,879	11,173	11,793	12,034	61,685
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	15	15	15	15	15	15	90
Military ES (End Strength)	1	1	1	1	1	1	6
TOTAL SAVINGS	3,067	13,059	10,254	11,550	11,358	12,430	61,718
Net Implementation Costs							
Military Construction	8,170	29,150	67,779	0	1,470	0	106,569
Family Housing	0	0	375	377	385	396	1,533
Construction	0	0	0	0	0	0	0
Operations	0	0	375	377	385	396	1,533
Environmental	3,212	6,000	2,020	1,388	10,117	14,619	37,356
Studies	0	0	0	30	0	69	99
Compliance	3,212	6,000	0	0	1,222	96	10,530
Restoration	0	0	2,020	1,358	8,895	14,454	26,727
Operations & Maintenance	5,639	14,799	21,420	17,733	12,114	14,499	86,204
Military Personnel - PCS	199	359	0	997	0	0	1,555
HAP	0	0	0	0	0	0	0
Other	0	0	0	291	0	0	291
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	15	15	15	15	15	15	90
Military ES (End Strength)	1	1	1	1	1	1	6
NET IMPLEMENTATION COSTS	17,220	50,308	91,594	20,786	24,086	29,514	233,508

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1540 - NAS Dallas, TX

CLOSURE/REALIGNMENT ACTION

Naval Air Station (NAS) Dallas closed in September 1998. The largest portion of the property is leased from the city of Dallas, and Navy has terminated the lease. One parcel will be conveyed by Fed-to-Fed transfer to the Army Reserve and the Marines Corps. The remaining parcels will be transferred under a public benefit conveyance, a public sale, a negotiated sale, or some combination of the three. Final property disposal is anticipated by December 2002.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1996

		Amount (\$000) -----
P-107T FORT WORTH NAS	AVIATION FACILITIES PHASE I	40
P-109T FORT WORTH NAS	BASE UPGRADES PHASE I	2,140
P-110T FORT WORTH NAS	MAINTENANCE HANGAR PHASE I	2,645
P-X25T FORT WORTH NAS	HANGAR SUPPORT PHASE I	4,025
P-122T FORT WORTH NAS	HANGAR SUPPORT PHASE II	11,455
P-123T FORT WORTH NAS	TRAINING/ADMIN FAC ALTERATIONS P	3,500
P-X24T FORT WORTH NAS	AVIATION FACILITIES PHASE II	8,260
P-X41T FORT WORTH NAS	BASE UPGRADES PHASE II	5,200
P-X42T FORT WORTH NAS	MAINTENANCE HANGAR PHASE II	735
P-101T FORT WORTH NAS	BUILDING ALTERATIONS AND ADDN'S	9,523
P-102T FORT WORTH NAS	ACFT SUPPORT FACILITY	17,886
P-103T FORT WORTH NAS	MEDICAL/DENTAL CLINIC	4,510
P-104T FORT WORTH NAS	JET ENGINE TEST CELL	13,840
P-106T FORT WORTH NAS	ADMIN/SUPPLY BUILDING ALTERATION	4,560
P-108T FORT WORTH NAS	RESERVE TRAINING BUILDING	16,600
P-140T FORT WORTH NAS	ADMIN/SUPPLY BUILDING	860
	Subtotal	105,779

		FY1998 Amount (\$000) -----
P-102T FORT WORTH NAS	ACFT SUPPORT FACILITY	2,290
	Total	108,069

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Impact Statement has been initiated and will to be completed in 2000. Interim lease categorical exclusions are required yearly until disposal. In addition, outyear funding is for follow-up coordination between the Reuse Plan and the EIS.

Compliance

No compliance CTC.

Installation Restoration

The basewide EBS was completed May 1994. There are 45 RCRA sites and seven UST sites. Contaminants include Poly Aromatic Hydrocarbons, Benzene, Pesticides, Trichloroethylene, Lead, PCBs, chlordane, and other chlorinated solvents. FY00-01 funding is for Remedial Design, Remedial Action, and Long Term Monitoring at 24 Sites which contain soil and groundwater contamination and contaminated offbase groundwater migrating under them.

Operations and Maintenance

The Caretaker Site Office (CSO), headed by a Lt., is responsible for public relations and managing facilities commensurate with identified reuse requirements. This includes obtaining and maintaining required permits, providing for security and fire protection, personal property and property records management, contracting for utilities, limited grounds and facilities maintenance, coordinating site access for environmental clean-up, and working with local officials to facilitate timely reuse of the site. Current plans are to have security/police, fire protection services and facility and grounds maintenance provided by contracts with the City or private companies.

Real estate costs include labor, support, and contractual requirements necessary to complete disposition of the properties. Contractual costs cover appraisals, title searches, parcel surveys, lease arrangements, and marketing efforts.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None

SAVINGS

None.

Military Construction

Savings are the result of the deletion of projects from the FYDP.

Family Housing Construction

None.

Family Housing Operations

The family housing inventory at NAS Dallas consists of 11 government owned units. The housing property has been disposed of through a public benefit conveyance.

Operations and Maintenance

Increased costs resulting from increase of flight operations, civilian personnel, and base support costs due to additional tenants.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1530 - NAF Detroit, MI

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	232	1,174	5,150	0	6,556
Studies	0	0	0	0	0	0	0
Compliance	0	0	232	1,174	4,041	0	5,447
Restoration	0	0	0	0	1,109	0	1,109
Operations & Maintenance	0	54	0	0	0	0	54
Military Personnel - PCS	2,100	0	0	0	0	0	2,100
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	2,100	54	232	1,174	5,150	0	8,710
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	2,100	54	232	1,174	5,150	0	8,710
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-1,264	-2,298	-2,365	-2,432	-2,502	-1,845	-12,706
Military Personnel - PCS	0	-191	-359	-374	-385	-400	-1,709
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	-12	-12	-12	-12	-12	-12	-72
TOTAL SAVINGS	-1,264	-2,489	-2,724	-2,806	-2,887	-2,245	-14,415
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	232	1,174	5,150	0	6,556
Studies	0	0	0	0	0	0	0
Compliance	0	0	232	1,174	4,041	0	5,447
Restoration	0	0	0	0	1,109	0	1,109
Operations & Maintenance	-1,264	-2,244	-2,365	-2,432	-2,502	-1,845	-12,652
Military Personnel - PCS	2,100	-191	-359	-374	-385	-400	391
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	-12	-12	-12	-12	-12	-12	-72
NET IMPLEMENTATION COSTS	836	-2,435	-2,492	-1,632	2,263	-2,245	-5,705

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1530 - NAF Detroit, MI

CLOSURE/REALIGNMENT ACTION

Naval Air Facility (NAF) Detroit (a tenant on Selfridge Air National Guard Base at Mt Clemons, MI) ceased operations in May 1994. No disposal actions were required.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

An Environmental Baseline Survey was completed during FY 1995 for the Community Environmental Response Facilitation Act (CERFA). Asbestos removal is complete. Underground Storage Tanks (USTs) and Aboveground Storage Tanks (ASTs) removals have been completed. There are 32 suspected contaminated sites at NAF Detroit. Six sites have been screened so far and show no contamination problems. The remaining 26 sites will have a draft site screening investigation report completed.

FY00-01 budgeted funding includes an Interim Removal Action and Long Term Monitoring of Group B Area of Contamination Underground Storage Tanks.

Installation Restoration

Three Areas of Concern will be investigated in FY 1997 with remediations executed in FY 1997 and FY 1998. Operations and Maintenance activities are dictated by the amount of hazardous substances remaining at the site after the completion of the remedial action. RCRA land disposal closure standards apply to waste removed from the site under CERCLA.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1700 - NRTF, Driver, VA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	1,376	3,500	2,750	48	88	0	7,762
Studies	0	0	0	0	0	0	0
Compliance	721	500	0	0	0	0	1,221
Restoration	655	3,000	2,750	48	88	0	6,541
Operations & Maintenance	112	275	19	25	17	0	448
Military Personnel - PCS	240	0	0	0	0	0	240
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	1,728	3,775	2,769	73	105	0	8,450
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	1,728	3,775	2,769	73	105	0	8,450
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-848	-1,713	0	0	0	0	-2,561
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	-848	-1,713	0	0	0	0	-2,561
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	1,376	3,500	2,750	48	88	0	7,762
Studies	0	0	0	0	0	0	0
Compliance	721	500	0	0	0	0	1,221
Restoration	655	3,000	2,750	48	88	0	6,541
Operations & Maintenance	-736	-1,438	19	25	17	0	-2,113
Military Personnel - PCS	240	0	0	0	0	0	240
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	880	2,062	2,769	73	105	0	5,889

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1700 - NRTF, Driver, VA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of NRTF Driver, Virginia. Operational closure occurred in March 1994. NAVFACENGCOM took ownership on 17 November 1994. The reuse plan was approved by HUD on 23 September 1996. The approved reuse plan allocates approximately 208 acres to the U.S. Fish & Wildlife Service; 239 acres to the Department of Interior, National Park Service, for a public benefit conveyance to the City of Suffolk; and 150 acres to the Department of Education for public benefit conveyances. NRTF, Driver, VA was disposed 30 September 1999

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

Compliance activities address and have been completed for: Petroleum storage areas (UST/AST), hazardous materials, asbestos, radon, lead-based paint, air emissions, and water discharges. No underground storage tanks remain at the site. Asbestos and lead base paint assessments are complete with all required actions completed in FY1994. Unfunded requirement for compliance remains. All environmental compliance tasks have been completed with no funding requirement past FY97.

Installation Restoration

Eleven sites were identified under the IR program with response complete for all sites. Five of the sites were cleaned and six were identified as requiring no further action. Final remedy in place and working successfully in early FY 1996 with long term monitoring to take place beginning mid-FY 1996. This site will be Response Complete upon completion of Long Term Operation (of the remedial action) efforts in FY01. There is no funding requirement past FY98.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Elimination of funding for contractor support and utilities.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2080 - MCAS El Toro, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	253,249	53,303	64,393	0	370,945
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	24,329	18,941	20,559	44,907	23,328	23,717	155,781
Studies	1,300	400	300	0	2,046	0	4,046
Compliance	6,371	8,241	13,239	19,813	6,334	10,681	64,679
Restoration	16,658	10,300	7,020	25,094	14,948	13,036	87,056
Operations & Maintenance	825	6,348	14,654	23,568	32,955	15,285	93,635
Military Personnel - PCS	1,301	2,342	907	2,935	3,935	9,176	20,596
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	26,455	27,631	289,369	124,713	124,611	48,178	640,957
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	26,455	27,631	289,369	124,713	124,611	48,178	640,957
Savings							
Military Construction	-1,950	-7,430	-3,596	-6,920	0	0	-19,896
Family Housing	-199	0	0	0	0	0	-199
Construction	-199	0	0	0	0	0	-199
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-1,172	-2,617	6,680	24,997	25,234	28,552	81,674
Military Personnel - PCS	0	9,855	23,617	-7,689	-11,570	-11,666	2,547
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-133	-133	-133	-133	-133	-665
Military ES (End Strength)	0	0	-200	-200	-200	-200	-800
TOTAL SAVINGS	-3,321	-192	26,701	10,388	13,664	16,886	64,126
Net Implementation Costs							
Military Construction	-1,950	-7,430	249,653	46,383	64,393	0	351,049
Family Housing	-199	0	0	0	0	0	-199
Construction	-199	0	0	0	0	0	-199
Operations	0	0	0	0	0	0	0
Environmental	24,329	18,941	20,559	44,907	23,328	23,717	155,781
Studies	1,300	400	300	0	2,046	0	4,046
Compliance	6,371	8,241	13,239	19,813	6,334	10,681	64,679
Restoration	16,658	10,300	7,020	25,094	14,948	13,036	87,056
Operations & Maintenance	-347	3,731	21,334	48,565	58,189	43,837	175,309
Military Personnel - PCS	1,301	12,197	24,524	-4,754	-7,635	-2,490	23,143
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-133	-133	-133	-133	-133	-665
Military ES (End Strength)	0	0	-200	-200	-200	-200	-800
NET IMPLEMENTATION COSTS	23,134	27,439	316,070	135,101	138,275	65,064	705,083

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2080 - MCAS El Toro, CA

CLOSURE/REALIGNMENT ACTION

The closure of Marine Corps Air Station (MCAS) El Toro, CA, and the relocation of its mission to NAS Miramar, CA, and MCAS Camp Pendleton, CA, was completed 2 July 1999. Some personnel and aircraft were relocated from MCAS Tustin, CA, to NAS Miramar, CA and MCAS Camp Pendleton, CA, as a result of the BRAC 1993 recommendation which redirected the Marine Corps to avoid construction of a new aviation facility at Marine Corps Air-Ground Combat Center Twentynine Palms, CA. The squadrons and related activities at NAS Miramar moved elsewhere in order to allow for the relocation of Marine Corps squadrons. The DOD BRAC 95 recommendation impacts the above closure/realignment action by moving HMT-302 to MCAS, New River instead of MCAS, Miramar.

Adjustments have been made to all applicable appropriations to reflect the HMT-302 redirect.

HMH-363 was originally scheduled to deactivate prior to closure of El Toro and had no financial impact on previous BRAC III budgets. This deactivation occurred because of end-strength and operational decisions unrelated to BRAC. Subsequently, the HMH-363 deactivation was cancelled and HMH-363 was redirected by BRAC IV to MCAF, Kaneohe Bay.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1996

		Amount (\$000) -----
P-002T MIRAMAR MCAS	BEQ PHASE I	38,654
P-016T MIRAMAR MCAS	AIRCRAFT OPERATIONS COMPLEX	168,155
P-026T CAMP PENDLETON MCAS	AIRCRAFT PARKING APRON	14,320
P-027T CAMP PENDLETON MCAS	TRAINING/ADMIN FACILITY	3,160
P-028T CAMP PENDLETON MCAS	BEQ/PHYSICAL FITNESS CENTER	10,750
P-031T CAMP PENDLETON MCAS	MAINTENANCE FACILITIES	18,210
	Subtotal	253,249

		FY1997 Amount (\$000) -----
P-013T MIRAMAR MCAS	BEQ PHASE II	27,983
P-017T MIRAMAR MCAS	AIRCRAFT MAINT AND TRNG COMPLEX	25,320
	Subtotal	53,303

FY1998

	Amount (\$000)
P-018T MIRAMAR MCAS SUPPORT FACS(FORMER P-005T & P-011T)	48,773
P-X16T MIRAMAR MCAS AIRCRAFT OPERATIONS COMPLEX	14,600

Subtotal	63,373
Total	369,925

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

Actions remaining are primarily removal of Underground Storage Tanks (UST) and Solid Waste Management Units (SWMU) closed in 1998. The Naval Facilities Engineering Command (NAVFAC) is the primary contractor for the Marine Corps on these actions and provides the NORM submit attached as backup for costs. The Marine Corps will complete all compliance actions.

Installation Restoration

Environmental Installation Restoration funding is being provided by the Marine Corps. Navy manages the execution of these funds for the Marine Corps.

Operations and Maintenance

Costs include both MCAS El Toro and MCAS Tustin. Costs include program management, building closure costs, equipment removal and transportation, relocation costs, and tenant moving costs. Civilian personnel one-time moving costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned closure of the activity. Also included are caretaker, real estate, and other related labor, support, and contractual requirements necessary to complete disposal of the property. Contractual costs cover appraisals, title searches, surveys, and marketing efforts.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived using the average cost factors for operational moves. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Savings will result from cancellation of construction projects as a result of this relocation. The projects range from hangar additions to storage and other operational facilities.

Family Housing Construction

Minor family housing construction savings will be realized for improvements at MCAS El Toro.

Family Housing Operations

None.

Operations and Maintenance

Maintenance Real Property (MPR) and Base Operating Support (BOS) savings at MCAS El Toro and MCAS Tustin scale back spending to a minimum while personnel are relocating to NAS Miramar. Increases at NAS Miramar reflect requirements as Marines move into NAS Miramar. Civilian personnel savings at MCAS El Toro and MCAS Tustin are based on the savings that are offset by new costs at NAS Miramar. The net reduction in civilian personnel costs are due to a reduction in end-strength.

Military Personnel

An increase above current Variable Housing Allowance/Basic Allowance for Quarters (VHA/BAQ) expenses will be required to address a shortage of housing at MCAS Camp Pendleton and NAS Miramar. Military Personnel savings reflect a reduction in Navy Medical and Dental personnel end-strength.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1520 - NAS Glenview, IL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	4,250	10,390	0	0	12,573	0	27,213
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	1,205	8,000	6,434	10,816	2,481	25	28,961
Studies	0	0	468	35	0	16	519
Compliance	995	6,000	721	1,829	589	0	10,134
Restoration	210	2,000	5,245	8,952	1,892	9	18,308
Operations & Maintenance	1,030	3,356	3,049	1,225	174	178	9,012
Military Personnel - PCS	0	839	0	0	0	0	839
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	6,485	22,585	9,483	12,041	15,228	203	66,025
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	6,485	22,585	9,483	12,041	15,228	203	66,025
Savings							
Military Construction	0	0	0	-1,654	0	-5,822	-7,476
Family Housing	0	-187	-191	-196	-200	-204	-978
Construction	0	0	0	0	0	0	0
Operations	0	-187	-191	-196	-200	-204	-978
Operations & Maintenance	-6,187	-7,801	-15,783	-15,494	-14,554	-13,472	-73,291
Military Personnel - PCS	0	-7,208	-15,681	-15,843	-16,125	-16,478	-71,335
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-176	-176	-176	-176	-176	-880
Military ES (End Strength)	-362	-379	-379	-379	-375	-375	-2,249
TOTAL SAVINGS	-6,187	-15,196	-31,655	-33,187	-30,879	-35,976	-153,080
Net Implementation Costs							
Military Construction	4,250	10,390	0	-1,654	12,573	-5,822	19,737
Family Housing	0	-187	-191	-196	-200	-204	-978
Construction	0	0	0	0	0	0	0
Operations	0	-187	-191	-196	-200	-204	-978
Environmental	1,205	8,000	6,434	10,816	2,481	25	28,961
Studies	0	0	468	35	0	16	519
Compliance	995	6,000	721	1,829	589	0	10,134
Restoration	210	2,000	5,245	8,952	1,892	9	18,308
Operations & Maintenance	-5,157	-4,445	-12,734	-14,269	-14,380	-13,294	-64,279
Military Personnel - PCS	0	-6,369	-15,681	-15,843	-16,125	-16,478	-70,496
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-176	-176	-176	-176	-176	-880
Military ES (End Strength)	-362	-379	-379	-379	-375	-375	-2,249
NET IMPLEMENTATION COSTS	298	7,389	-22,172	-21,146	-15,651	-35,773	-87,055

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1520 - NAS Glenview, IL

CLOSURE/REALIGNMENT ACTION

Naval Air Station (NAS), Glenview operationally closed 30 September 1995. The property is being conveyed as environmental remediation is completed. The Village of Glenview is acquiring the property through an Economic Development Conveyance. Final property disposal of the main base is expected by April 2000. The Outlying Field at Libertyville will be the last property to be disposed, with final disposal anticipated by February 2001.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1995

		Amount (\$000) -----
P-135T FORT WORTH NAS	MAINTENANCE HANGAR PHASE I	4,250
P-700T FORT MCCOY	ARMY RESERVE GUARD	7,100
P-X43T FORT WORTH NAS	MAINTENANCE HANGAR PHASE II	3,290
	Subtotal	14,640

		FY1998 Amount (\$000) -----
P-701T FORT MCCOY	EQUIPMENT MAINT FAC	3,520
P-906T ATLANTA NAS	MARINE RESERVE TRAINING FAC	9,053
	Subtotal	12,573
	Total	27,213

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. The NEPA Record of Decision (ROD) for NAS Glenview was signed in May 1996. A Categorical Exclusion for the FAA property at the Libertyville Nike Site was signed 23 February

1999. An Environmental Assessment (EA) for the remainder of the property at the Libertyville Nike Site was completed 18 October 1999.

Compliance

The final Environmental Baseline Survey (EBS) was completed during FY 1995. An asbestos survey was completed. Asbestos abatement was accomplished in FY 1995 and FY 1996. Polychlorinated biphenyls (PCB) transformer removals were accomplished in FY 1996. A Radon survey was completed in FY 1993, with no mitigation required. Phase I underground storage tank (UST) removals were completed during FY 1995. Phase II UST removals began in November 1995 and are scheduled for completion in FY 1996. Removal and remediation of an associated fuel line began in FY 1996. Remediation of USTs at the Libertyville Training Site was completed FY 1997.

Installation Restoration

The NAS Glenview property is being conveyed by an Economic Development Conveyance. The property has been subdivided into 11 parcels of which 7 parcels have already transferred. The Libertyville Nike Site is being conveyed by Federal Transfers and Public Benefit Conveyances sponsored by the Departments of Interior, Health and Human Services, and Education.

NAS Glenview is not listed on the National Priorities List (NPL) and therefore no Federal Facilities Agreement (FFA) exists. The Environmental Baseline Survey was finalized 2 May 1994. The cleanup is under CERCLA with the exception of 2 RCRA sites. Total sites in the program are 2 RCRA sites, 38 CERCLA sites, 38 USTs and 3 ASTs. To date, no RODs have been executed. Engineering Evaluation/Cost Analysis (EE/CA) have been used for cleanup. Over 95% of NAS Glenview has been transferred. An Environmental Suitability Statement (ESS) was signed 31 March 1999. The FOSTs are targeted for March through November 2000.

All IR sites have been identified at NAS Glenview. All sites have completed the Remedial Investigation/Feasibility Study (RI/FS) phase. All sites remediation will be completed in FY00 with only some Long Term Monitoring for IRP Site 3 (Parcel IRP Site 3) to continue in FY01. This site is a Landfill. There is a regulatory requirement to monitor this type site to ensure protection of groundwater. All IR sites have been investigated at the Libertyville Nike Site. Removal actions are ongoing. Long Term Monitoring for the magazine area (Libertyville Nike Site Parcel targeted to be transferred January 2001) is programmed for FY01 and beyond.

Operations and Maintenance

The only remaining caretaker responsibilities at NAS Glenview property is Libertyville. This responsibility will remain until property disposal. Funds are required for grounds and property maintenance.

Navy has transferred the majority of the main base to the Village of Glenview. The remaining parcels will be conveyed when environmental remediation is completed in late FY 2000. The Libertyville property disposal costs include appraisals and surveys. Real estate costs are incurred for in-house labor and support as well as contractual costs.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

Revenues reported thus far are the result of lease agreements.

SAVINGS

None.

Military Construction

Savings result from removal of projects which were in the FYDP.

Family Housing Construction

None.

Family Housing Operations

The Family Housing inventory at NAS Glenview consisted of 297 government owned units. Two hundred sixty two of these units have been retained to offset some of the PWC Great Lakes requirements.

Operations and Maintenance

Includes civilian personnel salary and other base operating support savings resulting from the closure of the base.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1800 - SEAADSA, Indian Head, MD

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	0	0	0	0	0	0	0
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-125	-504	-708	-720	-736	-752	-3,545
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-9	-11	-11	-11	-11	-11	-64
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	-125	-504	-708	-720	-736	-752	-3,545
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	-125	-504	-708	-720	-736	-752	-3,545
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-9	-11	-11	-11	-11	-11	-64
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	-125	-504	-708	-720	-736	-752	-3,545

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1800 - SEAADSA, Indian Head, MD

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended that Navy disestablish the Sea Automated Data Systems Activity (SEAADSA) in FY 1996 and realign with NSWC Indian Head Division, Indian Head, MD. SEAADSA positions transferred in place, on 17 May 1996, to NAVSEALOGCEN Detachment, Atlantic and some positions were eliminated due to consolidation efficiencies.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2070 - NAS Memphis, TN

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	5,350	229,378	114,384	0	0	0	349,112
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	1,531	4,000	1,545	3,181	1,845	1,211	13,313
Studies	0	0	0	25	0	7	32
Compliance	1,531	4,000	1,045	2,343	212	851	9,982
Restoration	0	0	500	813	1,633	353	3,299
Operations & Maintenance	4,455	7,785	36,343	5,891	140	175	54,789
Military Personnel - PCS	0	134	2,863	1,231	0	0	4,228
HAP	0	0	0	0	0	0	0
Other	0	0	910	0	0	0	910
Other	0	0	0	0	0	0	0
TOTAL COSTS	11,336	241,297	156,045	10,303	1,985	1,386	422,352
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	11,336	241,297	156,045	10,303	1,985	1,386	422,352
Savings							
Military Construction	-2,050	-4,450	-1,106	-9,101	0	0	-16,707
Family Housing	0	0	-12,689	-3,327	-3,400	-3,475	-22,891
Construction	0	0	-11,600	0	0	0	-11,600
Operations	0	0	-1,089	-3,327	-3,400	-3,475	-11,291
Operations & Maintenance	-882	-3,632	-9,313	-29,484	-30,763	-31,483	-105,557
Military Personnel - PCS	0	0	-8,938	-18,476	-19,384	-19,953	-66,751
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-249	-295	-295	-295	-295	-295	-1,724
Military ES (End Strength)	-87	-481	-508	-514	-514	-514	-2,618
TOTAL SAVINGS	-2,932	-8,082	-32,046	-60,388	-53,547	-54,911	-211,906
Net Implementation Costs							
Military Construction	3,300	224,928	113,278	-9,101	0	0	332,405
Family Housing	0	0	-12,689	-3,327	-3,400	-3,475	-22,891
Construction	0	0	-11,600	0	0	0	-11,600
Operations	0	0	-1,089	-3,327	-3,400	-3,475	-11,291
Environmental	1,531	4,000	1,545	3,181	1,845	1,211	13,313
Studies	0	0	0	25	0	7	32
Compliance	1,531	4,000	1,045	2,343	212	851	9,982
Restoration	0	0	500	813	1,633	353	3,299
Operations & Maintenance	3,573	4,153	27,030	-23,593	-30,623	-31,308	-50,768
Military Personnel - PCS	0	134	-6,075	-17,245	-19,384	-19,953	-62,523
HAP	0	0	0	0	0	0	0
Other	0	0	910	0	0	0	910
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-249	-295	-295	-295	-295	-295	-1,724
Military ES (End Strength)	-87	-481	-508	-514	-514	-514	-2,618
NET IMPLEMENTATION COSTS	8,404	233,215	123,999	-50,085	-51,562	-53,525	210,446

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2070 - NAS Memphis, TN

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the realignment of Naval Air Station (NAS), Memphis to a Naval Support Activity, and a portion of the base closed and excessed. NAS ceased flight missions and realigned to a Naval Support Activity in October 1995. NAS Memphis was transferred 28 December 1999 under and Early Transfer Authority.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1996

		Amount (\$000) -----
P-131T FORT WORTH NAS	HANGAR RENOVATIONS & EXPANSIONS	3,905
P-677T PENSACOLA NAS	U&SI PHASE I	1,445
P-654T PENSACOLA NAS	MEDICAL/DENTAL CLINIC	4,250
P-656T PENSACOLA NAS	BASIC HELO/AO SCHOOL PHASE I	45,989
P-657T PENSACOLA NAS	AE SCHOOL	10,200
P-659T PENSACOLA NAS	AVIATION SUPPORT TRAINING BUILDING	12,100
P-660T PENSACOLA NAS	APPLIED INSTRUCTION BUILDING	11,500
P-662T PENSACOLA NAS	SHORE AIRCRAFT FIRE & RESCUE TRN	7,610
P-663T PENSACOLA NAS	FIRE FIGHTER TRAINING FACILITY	2,250
P-664T PENSACOLA NAS	MARINE EXPEDITIONARY AIRFIELD	850
P-665T PENSACOLA NAS	FIRE MATS TRAINING MOCKUP	1,700
P-666T PENSACOLA NAS	MECHANICAL EQUIPMENT MAINTENANCE	1,300
P-672T PENSACOLA NAS	ADMIN & SUPPORT FACILITIES	3,100
P-673T PENSACOLA NAS	BEQ(S) PHASE I	68,750
P-675T PENSACOLA NAS	ENLISTED MESS HALL	10,400
P-676T PENSACOLA NAS	MWR FACILITIES	16,324
P-685T PENSACOLA NAS	U&SI PHASE II	33,055
P-686T PENSACOLA NAS	CONSOLIDATED TRAINING BLDG PHASE	46,622
P-687T PENSACOLA NAS	BEQ(S) PHASE II	67,762
	Subtotal	349,112
	Total	349,112

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

Funding was required to support interim leasing documentation.

Compliance

Asbestos abatement was completed in 1997; however, since that time many of the buildings have been vacant and further deterioration of asbestos may have occurred. The buildings were re-surveyed in February 1999, and any additional asbestos abatement required will be completed by July 1999. There are no lead-based paint (LBP) or PCB issues. All tanks (underground, aboveground, oil/water separators) scheduled to be removed have been removed.

Installation Restoration

Conveyance of the property occurred through Public Benefit Conveyances sponsored by Federal Aviation Administration (FAA) and Department of Justice (DoJ), and Economic Development Conveyance (EDC). DoJ approved PBC application for the Brig (3.25 acres) on 03 December 1998. Brig transferred with a ceremony held 29 March 1999.

Covenant Deferral (Early Transfer) was approved by Governor of Tennessee. Under the early transfer Government retains responsibility to complete environmental restoration requirements.

NSA Memphis is not listed on the National Priorities List (NPL), and therefore does not have a Federal Facilities Agreement (FFA). The facility was on the State of Tennessee's Promulgated List of Hazardous Substance Sites, but was de-listed in 1996 under the provisions of the RCRA Part B Permit. Environmental Baseline Survey was completed 17 November 1994; however, an updated survey is scheduled to be completed June 1999. Cleanup program is under RCRA; Hazardous and Solid Waste Amendment (HSWA) Permit HSWA-TN002. There are a total of 75 sites (32 Solid Waste Management Units (SWMUs), 1 Area of Concern (AOC), 16 "Gray Areas", and 26 Tank Sites). Of the 75 sites, additional cleanup work is required at 4 sites: 3 of the 4 sites will be covered under the Covenant Deferral Request (CDR) and cleanup will continue after property transfer. Cleanup at the other site was completed July 1999.

The following is a synopsis of the status of work being executed at sites as they relate to Conveyance Parcels:

Non-Airfield Parcel

There are a total of 55 sites within this parcel. Of these 55 sites, 2 sites require additional cleanup. Both of these sites are covered under the Covenant Deferral Request (CDR) and cleanup will continue after transfer. One site, AOC A (Fluvial Deposits Groundwater) is also located in the Airfield Parcel.

The FOST was completed November 1999.

Airfield Parcel

There are a total of 20 sites within this parcel. Of these 20 sites, 4 sites require additional cleanup. One site, SWMU 60, the former Construction Debris Landfill, was completed in July 1999 with the addition of a soil cover on the site. The other 3 sites will be covered under the Covenant Deferral Request (CDR) and cleanup will continue after transfer.

The FOST was completed November 1999.

The environmental investigation has successfully narrowed the focus to contamination of the fluvial deposits aquifer with chlorinated solvents (primarily trichloroethylene [TCE]) and petroleum. Data suggest that there is not one significant source of solvent contamination (i.e., a SWMU) but rather haphazard disposal of small quantities of chlorinated solvents, resulting in random areas of contamination within the aquifer under the aircraft parking apron. Rather than address on a SWMU by SWMU basis, the cleanup will focus holistically on the fluvial deposits aquifer system, designated as Area of Concern (AOC) A. The BCT is investigating the technical feasibility of cleaning the groundwater.

FY00-01 required funding is to complete Corrective Measures Study (CMS) and Remedial Action for remaining sites: AOC A (Fluvial Deposits Groundwater), SWMU 5 (Former Fire Fighting Training Facility), and SWMU 15 (Former Tank Farm). Outyear funding is to support long term monitoring of the sites.

Operations and Maintenance

The Reuse Plan was approved in August 1995. In May and August of 1996, Navy executed two 25-year leases with the LRA for the airfield and contiguous properties. An Economic Development Conveyance (EDC) and a Public Benefit Conveyance application will be executed for the airport and its surrounding property.

Real estate costs include related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals, title searches, parcel surveys, and lease arrangements.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Prior programmed projects canceled.

Family Housing Construction

Prior programmed projects canceled.

Family Housing Operations

None.

Operations and Maintenance

Reflects realignment of schools, primarily to NAS Pensacola, consolidation of reserve components at Carswell AFB, closure of redundant tenant organizations, and reduction of excess personnel. Includes civilian personnel salary savings resulting from the realignment of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1220 - Naval Air Facility, Midway Island

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	3,000	3,000	3,000	0	0	9,000
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	16,063	9,500	16,849	8,731	91	4	51,238
Studies	0	0	0	7	0	0	7
Compliance	7,003	9,000	10,473	7,688	91	4	34,259
Restoration	9,060	500	6,376	1,036	0	0	16,972
Operations & Maintenance	3,887	4,900	3,411	243	0	0	12,441
Military Personnel - PCS	100	0	0	0	0	0	100
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	20,050	17,400	23,260	11,974	91	4	72,779
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	20,050	17,400	23,260	11,974	91	4	72,779
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	-333	-336	-342	-348	-358	-1,717
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	0	-333	-336	-342	-348	-358	-1,717
Net Implementation Costs							
Military Construction	0	3,000	3,000	3,000	0	0	9,000
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	16,063	9,500	16,849	8,731	91	4	51,238
Studies	0	0	0	7	0	0	7
Compliance	7,003	9,000	10,473	7,688	91	4	34,259
Restoration	9,060	500	6,376	1,036	0	0	16,972
Operations & Maintenance	3,887	4,900	3,411	243	0	0	12,441
Military Personnel - PCS	100	-333	-336	-342	-348	-358	-1,617
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	20,050	17,067	22,924	11,632	-257	-354	71,062

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1220 - Naval Air Facility, Midway Island

CLOSURE/REALIGNMENT ACTION

The 1993 Defense Base Closure and Realignment Commission directed the closure of the Naval Air Facility, Midway Island. NAF Midway Island operationally closed in September 1993. In May 1996, Navy transferred Midway Island to the United States Department of the Interior for the use of the U.S. Fish and Wildlife Service. The U.S. Fish and Wildlife Service (USFWS) designated Midway Atoll an Overlay National Wildlife Refuge.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1995 - 1996

		Amount (\$000) -----
P-400T MIDWAY ISLAND NAF	DEMOLITION	3,000
P-401T MIDWAY ISLAND NAF	DEMOLITION	3,000
	Subtotal	6,000
		FY1997 Amount (\$000) -----
P-402T MIDWAY ISLAND NAF	DEMOLITION	3,000
	Subtotal	3,000
	Total	9,000

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation was completed prior to implementation of disposal/reuse actions. A Categorical Exclusion was completed in October 1994 for the transfer of NAF Midway to the Department of the Interior. An additional interim lease Environmental assessment was completed in 1995. In FY 1997, HABS/HAER photographs were taken for the required archaeological documentation prior to demolition of facilities.

Compliance

All compliance programs were properly closed prior to the transfer to U.S. Fish and Wildlife Service and Navy departure on July 1997. An abandoned AVGAS pipeline was discovered in December 97. Cleanup of the pipeline was completed on April 98.

Installation Restoration

Midway was transferred to the US Fish and Wildlife Service on 22 May 1996.

All mission-related hazardous material and hazardous wastes were removed from the base prior to transfer. Lead-Based Paint (LBP) and asbestos abatement have been executed. Remediation of 41 of the 42 Restoration sites have been completed. Cleanup of the petroleum release has been completed.

FY01 funding is required to remove a beached tug and garbage barge which is the source of PCBs. LTM will be required.

The Remedial Investigation of the Bulky Waste Landfill (Site 1) indicated no action required except for a localized marine area adjacent to the landfill. However, Long Term Monitoring (LTM) detected extremely high levels of PCB concentrations in fish tissue (42ppm) and sediment (27ppm). The Remedial Investigation (RI) showed the elevated levels of PCB in the marine environment to be adjacent to the landfill. Data indicated the source to be the sediments and the abandoned tug and barge. The investigation indicated the tug and barge to be the source of high PCB concentrations in fish tissue. Investigation results were reviewed and recommendation provided by EPA.

Barge and tug was operated by the Navy as a garbage disposal craft for open ocean dumping. When ocean dumping operation ended, the tug and barge was beached against the sheetpiling adjacent to the Bulky Waste Landfill. The tug and barge have been grounded in approximately 5 feet of water for approximately two decades. The tug and barge is severely deteriorated; totally rusted and no structural integrity. The tug and barge is scheduled to be cut into manageable pieces. Excavator with shears working from shore will perform the task. The metal debris will be disposed of in the on-island landfill.

The Endangered Hawaiian Monk Seal and Threatened Green Sea Turtle will be affected if fish and seaweed from the area is consumed. Removal action will be required. FY 01 funding is required to remove sediment adjacent to the Bulky Waste Landfill and removal of the beached tug and barge.

Per EPA, no action will likely result in the National Marine Fisheries Service issuing a formal imminent endangerment notification under the Endangered Species Act. If this happens, NMFS will become the lead agency and dictate cleanup requirement under the Endangered Species Act. Cleanup cost will likely escalate under this scenario.

The Navy is obligated to complete this cleanup and any future contaminant release that was attributed to past Navy actions as identified in the Memorandum of Understanding between the Navy and the Interior.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

The transfer of the island to the United States Fish and Wildlife Service resulted in no sales revenue.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

Savings are based on the elimination of two officers and five enlisted billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2090 - NAS Miramar, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	61,841	0	3,530	0	2,586	11,100	79,057
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	12	0	0	0	0	12
Studies	0	12	0	0	0	0	12
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	500	5,636	4,556	457	191	0	11,340
Military Personnel - PCS	0	0	0	4,221	0	0	4,221
HAP	0	0	0	0	0	0	0
Other	0	5,968	0	0	0	0	5,968
Other	0	0	0	0	0	0	0
TOTAL COSTS	62,341	11,616	8,086	4,678	2,777	11,100	100,598
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	62,341	11,616	8,086	4,678	2,777	11,100	100,598
Savings							
Military Construction	0	0	0	-1,301	0	-4,873	-6,174
Family Housing	0	0	0	2,383	4,888	6,826	14,097
Construction	0	0	0	0	0	0	0
Operations	0	0	0	2,383	4,888	6,826	14,097
Operations & Maintenance	0	-71	0	-10,440	-40,221	-40,880	-91,612
Military Personnel - PCS	0	-339	-6,193	-21,448	-26,962	-22,873	-77,815
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-1	-333	-333	-333	-333	-333	-1,666
Military ES (End Strength)	-22	-351	-900	-894	-898	-898	-3,963
TOTAL SAVINGS	0	-410	-6,193	-30,806	-62,295	-61,800	-161,504
Net Implementation Costs							
Military Construction	61,841	0	3,530	-1,301	2,586	6,227	72,883
Family Housing	0	0	0	2,383	4,888	6,826	14,097
Construction	0	0	0	0	0	0	0
Operations	0	0	0	2,383	4,888	6,826	14,097
Environmental	0	12	0	0	0	0	12
Studies	0	12	0	0	0	0	12
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	500	5,565	4,556	-9,983	-40,030	-40,880	-80,272
Military Personnel - PCS	0	-339	-6,193	-17,227	-26,962	-22,873	-73,594
HAP	0	0	0	0	0	0	0
Other	0	5,968	0	0	0	0	5,968
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-1	-333	-333	-333	-333	-333	-1,666
Military ES (End Strength)	-22	-351	-900	-894	-898	-898	-3,963
NET IMPLEMENTATION COSTS	62,341	11,206	1,893	-26,128	-59,518	-50,700	-60,906

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2090 - NAS Miramar, CA

CLOSURE/REALIGNMENT ACTION

Navy aircraft squadrons and support tenants will be reassigned to other Naval Air Stations. The transfer of Naval Air Station (NAS), Miramar, to U.S. Marine Corps (USMC) occurred 31 October 1997. The activities at NAS Miramar supported tactical fighter and airborne early warning aviation operations and training for the U.S. Pacific Fleet. NAS Miramar also provided support for Federal Aviation Administration (FAA), Naval Air Reserve squadrons and units, Defense Nuclear Agency research, Naval Consolidated Brig, Naval Alcohol Rehabilitation Center, and 76 other miscellaneous tenants. The following supports this realignment action:

- o Relocation of Navy aviation squadrons to other Naval Air Stations (primarily NAS Lemoore).
- o Transfer the USMC from MCAS El Toro/MCAS Tustin.
- o Relocation of Navy TOPGUN fighter training and Carrier Airborne Early Warning School to NAS Fallon.
- o Single siting of Fleet Readiness Squadron to east coast air stations.

BRAC 95 redirected all west coast F-14 squadrons to NAS Oceana; and all west coast E-2 squadrons to NAS Point Mugu, CA.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994		Amount (\$000)

P-156T LEMOORE NAS	MAINTENANCE HANGAR PHASE I	21,821
P-310T FALLON NAS	ACFT PARKING APRON PHASE I	6,500
P-312T FALLON NAS	ACFT DIRECT FUELING STATION	1,200
P-314T FALLON NAS	ACADEMIC INST BLDG	6,500
P-315T FALLON NAS	AIRCRAFT MAINTENANCE HANGAR PHAS	8,950
P-305T FALLON NAS	BACHELOR ENLISTED QUARTERS	16,870
	Subtotal	61,841
		FY1996
		Amount (\$000)

P-319T FALLON NAS	DOMESTIC WATER STORAGE	2,230
P-320T FALLON NAS	WASTEWATER SYSTEM IMPROVEMENTS	1,300
	Subtotal	3,530
		FY1998
		Amount (\$000)

P-186T LEMOORE NAS	CAG ADMIN OFFICE BLDG	2,586
	Subtotal	2,586

			FY1999 Amount (\$000) -----
P-308T FALLON NAS	BOQ (PHASE II)		11,100
		Subtotal	11,100
		Total	79,057

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of realignment/relocation actions. An Environmental Impact Statement (EIS) was completed in FY 1995 to analyze the impacts of the relocation of assets to NAS Lemoore. Issues addressed in the EIS included impacts to wetlands, endangered species, increased air and water emissions, traffic impacts, and changes in land use resulting from realignment and associated military construction. The EIS included an airspace analysis to evaluate changes in air operations and an Air Installation Compatibility Use Zone update and noise study to address attendant noise and safety issues.

An Environmental Assessment (EA) was used to analyze the impacts of relocation of assets to NAS Fallon. Issues addressed in the EA included impacts to wetlands, endangered species, increased air and water emissions, traffic impacts, and changes in land use resulting from the realignment and associated military construction. The EA also included a noise study to analyze changes in air operations and attendant noise and safety issues. The EA was completed in FY 1994.

NAS Miramar was retained by the Department of the Navy and reused as a Marine Corps Air Station (MCAS).

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

NAS Miramar is a receiving site for the closures of MCAS Tustin and MCAS El Toro, respectively. Costs include: (1) special projects required at receiving sites caused by relocation of activities; (2) transportation, packing/crating, freight, etc. for relocating all decommissioning/disestablishing activities (including tenants), demolishing, etc., including

costs to move simulators to NAS Oceana, NAS Norfolk, and NAS Lemoore; and (3) costs associated with realignment planning requirements at NAS Miramar and all receiving sites, including collateral equipment requirements for projects in the year following the extra space completion. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment of the activity.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

Collateral equipment costs as a result of relocation requirements.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

Provides for the operation and maintenance cost for 602 additional family housing units at Lemoore and 60 units at Fallon.

Operations and Maintenance

NAS Miramar is a realigning action, therefore, O&M reductions at the installation are offset by plus-up at receiving sites due to relocation of functions/activities. Net savings occur after FY 1997. Recurring Maintenance Real Property (MRP) at receiving sites occurs later in realigning period. Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1280 - Naval Station, Mobile, AL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	50	0	0	0	0	50
Studies	0	0	0	0	0	0	0
Compliance	0	50	0	0	0	0	50
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	1,180	385	2	0	0	0	1,567
Military Personnel - PCS	420	0	0	0	0	0	420
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	1,600	435	2	0	0	0	2,037
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	1,600	435	2	0	0	0	2,037
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	-54	-55	-56	-57	-58	-280
Construction	0	0	0	0	0	0	0
Operations	0	-54	-55	-56	-57	-58	-280
Operations & Maintenance	-1,717	-7,019	-7,063	-7,075	-7,105	-7,127	-37,106
Military Personnel - PCS	-2,223	-5,305	-6,939	-7,376	-7,513	-7,414	-36,770
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-83	-83	-83	-83	-83	-83	-498
Military ES (End Strength)	-176	-198	-198	-198	-198	-198	-1,166
TOTAL SAVINGS	-3,940	-12,378	-14,057	-14,507	-14,675	-14,599	-74,156
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	-54	-55	-56	-57	-58	-280
Construction	0	0	0	0	0	0	0
Operations	0	-54	-55	-56	-57	-58	-280
Environmental	0	50	0	0	0	0	50
Studies	0	0	0	0	0	0	0
Compliance	0	50	0	0	0	0	50
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	-537	-6,634	-7,061	-7,075	-7,105	-7,127	-35,539
Military Personnel - PCS	-1,803	-5,305	-6,939	-7,376	-7,513	-7,414	-36,350
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-83	-83	-83	-83	-83	-83	-498
Military ES (End Strength)	-176	-198	-198	-198	-198	-198	-1,166
NET IMPLEMENTATION COSTS	-2,340	-11,943	-14,055	-14,507	-14,675	-14,599	-72,119

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1280 - Naval Station, Mobile, AL

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Station (NAVSTA) Mobile which subsequently closed in June 1994. The property was conveyed to the City of Mobile in June 1995.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1240 - NETC, Newport, RI

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	1,000	0	0	0	0	1,000
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	80	20	0	0	0	0	100
Military Personnel - PCS	1,254	0	0	0	0	0	1,254
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	1,334	1,020	0	0	0	0	2,354
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	1,334	1,020	0	0	0	0	2,354
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	-250	-1,032	-1,671	-1,728	-1,766	-1,805	-8,252
Construction	0	0	0	0	0	0	0
Operations	-250	-1,032	-1,671	-1,728	-1,766	-1,805	-8,252
Operations & Maintenance	-2,375	-3,170	-3,262	-2,169	-2,216	-2,265	-15,457
Military Personnel - PCS	-1,202	-2,451	-3,485	-3,303	-2,892	-2,914	-16,247
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-9	-9	-9	-9	-9	-9	-54
Military ES (End Strength)	-63	-74	-71	-65	-65	-65	-403
TOTAL SAVINGS	-3,827	-6,653	-8,418	-7,200	-6,874	-6,984	-39,956
Net Implementation Costs							
Military Construction	0	1,000	0	0	0	0	1,000
Family Housing	-250	-1,032	-1,671	-1,728	-1,766	-1,805	-8,252
Construction	0	0	0	0	0	0	0
Operations	-250	-1,032	-1,671	-1,728	-1,766	-1,805	-8,252
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	-2,295	-3,150	-3,262	-2,169	-2,216	-2,265	-15,357
Military Personnel - PCS	52	-2,451	-3,485	-3,303	-2,892	-2,914	-14,993
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-9	-9	-9	-9	-9	-9	-54
Military ES (End Strength)	-63	-74	-71	-65	-65	-65	-403
NET IMPLEMENTATION COSTS	-2,493	-5,633	-8,418	-7,200	-6,874	-6,984	-37,602

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1240 - NETC, Newport, RI

CLOSURE/REALIGNMENT ACTION

Naval Education and Training Center (NETC) Newport terminated its mission to berth ships in June 1994. Ships have been realigned/relocated to Naval Station (NS) Mayport, Florida, and NS Norfolk, Virginia. Piers, waterfront facilities, and related property will be retained by NETC Newport. The Education and Training Center will remain to satisfy its education and training mission.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1995

	Amount (\$000) -----
P-426T NEWPORT NETC PIER FIRE PROTECTION SYSTEM	1,000
Total	1,000

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment of the activity.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS Costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

The family housing inventory at NETC Newport consists of 1851 government-owned units. Operation of 400 units ceased in FY 1995.

Operations and Maintenance

Reduced base support pierside and closure of the SIMA. Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1940 - Family Housing Office, Niagara, NY

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	106	0	0	0	0	0	106
Studies	0	0	0	0	0	0	0
Compliance	106	0	0	0	0	0	106
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	12	320	0	0	0	0	332
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	118	320	0	0	0	0	438
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	118	320	0	0	0	0	438
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	-760	-777	-794	-812	-3,143
Construction	0	0	0	0	0	0	0
Operations	0	0	-760	-777	-794	-812	-3,143
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-3	-3	-3	-3	-3	-3	-18
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	0	0	-760	-777	-794	-812	-3,143
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	-760	-777	-794	-812	-3,143
Construction	0	0	0	0	0	0	0
Operations	0	0	-760	-777	-794	-812	-3,143
Environmental	106	0	0	0	0	0	106
Studies	0	0	0	0	0	0	0
Compliance	106	0	0	0	0	0	106
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	12	320	0	0	0	0	332
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-3	-3	-3	-3	-3	-3	-18
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	118	320	-760	-777	-794	-812	-2,705

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1940 - Family Housing Office, Niagara, NY

CLOSURE/REALIGNMENT ACTION

The DOD Family Housing at Niagara Falls, N.Y. has been closed. This facility had 111 family housing units located adjacent to Niagara Air Force Base. These units were managed by the Housing Department, Navy Public Works Center, Great Lakes, Illinois and the property was sold on 17 October 1995 for \$1,113,000.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

The family housing inventory at DOD Niagara consisted of 111 government owned units. Operation of units ceased at the end of FY 1995. Savings were taken from FY 94/95 budget submit.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1400 - NADEP Norfolk, VA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	12,600	0	0	0	0	12,600
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	302	430	2,875	5,046	0	0	8,653
Studies	0	0	0	0	0	0	0
Compliance	302	430	2,875	5,046	0	0	8,653
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	15,474	46,935	83,934	7,537	3,592	0	157,472
Military Personnel - PCS	0	0	37	0	0	0	37
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	15,776	59,965	86,846	12,583	3,592	0	178,762
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	15,776	59,965	86,846	12,583	3,592	0	178,762
Savings							
Military Construction	-17,800	0	0	0	0	0	-17,800
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-141	-1,160	-3,617	-26,052	-26,596	-26,640	-84,206
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	-25,202	-25,807	-26,426	-77,435
Civilian ES (End Strength)	-1,005	-2,116	-2,116	-2,116	-2,116	-2,116	-11,585
Military ES (End Strength)	-26	-26	-26	-26	-26	-26	-156
TOTAL SAVINGS	-17,941	-1,160	-3,617	-51,254	-52,403	-53,066	-179,441
Net Implementation Costs							
Military Construction	-17,800	12,600	0	0	0	0	-5,200
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	302	430	2,875	5,046	0	0	8,653
Studies	0	0	0	0	0	0	0
Compliance	302	430	2,875	5,046	0	0	8,653
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	15,333	45,775	80,317	-18,515	-23,004	-26,640	73,266
Military Personnel - PCS	0	0	37	0	0	0	37
HAP	0	0	0	0	0	0	0
Other	0	0	0	-25,202	-25,807	-26,426	-77,435
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-1,005	-2,116	-2,116	-2,116	-2,116	-2,116	-11,585
Military ES (End Strength)	-26	-26	-26	-26	-26	-26	-156
NET IMPLEMENTATION COSTS	-2,165	58,805	83,229	-38,671	-48,811	-53,066	-679

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1400 - NADEP Norfolk, VA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Aviation Depot (NADEP) Norfolk. Naval Aviation Depot Norfolk was disestablished 31 March 1997. NADEP Norfolk was a tenant activity of Naval Air Station (NAS) Norfolk. The facilities and land have been retained by NAS Norfolk. F-14 aircraft and engine workload transitioned to NADEP Jacksonville. Missile workload transitioned to other inter-service activities. Component, manufacturing and other support workload transitioned to other depot maintenance activities at Cherry Point, NC; Jacksonville, FL; and San Diego (North Island), CA and to private industry.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

		FY1995 Amount (\$000) -----
P-219T JACKSONVILLE NADEP	COMPONENT REWORK FAC REHAB	7,400
P-221T JACKSONVILLE NADEP	STORAGE FACILITY	2,400
P-224T JACKSONVILLE NADEP	ACFT ACOUSTICAL ENCL FAC	2,800
	Subtotal	12,600
	Total	12,600

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

An Environmental Baseline Survey (EBS) was completed to document environmental condition prior to transfer of property to COMNAVBASE Norfolk and assumption of work in the DERA program.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, building closure costs, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS Costs have been derived by using the average cost factors for unit moves in most cases and operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Savings are the result of removing projects from the FYDP.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Savings reflected represent the aggregate savings of closing NADEP Norfolk and transitioning workload to NADEPs Cherry Point, Jacksonville, and North Island. Savings include civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

None.

Other

Savings reflect procurements that will not be funded under the DBOF program because of base closure decisions and customer savings associated

with the closure of depot facilities, which had excess capacity.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2020 - Naval Hospital, Oakland, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	891	0	891
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	397	1,100	1,846	501	270	65	4,179
Studies	0	0	72	75	51	0	198
Compliance	397	1,100	1,627	426	219	65	3,834
Restoration	0	0	147	0	0	0	147
Operations & Maintenance	167	0	8,606	3,364	1,976	3,106	17,219
Military Personnel - PCS	0	0	4,340	0	0	0	4,340
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	564	1,100	14,792	3,865	3,137	3,171	26,629
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	564	1,100	14,792	3,865	3,137	3,171	26,629
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	-4,389	-4,485	-8,874
Military Personnel - PCS	0	0	-5,677	-11,540	-11,792	-12,082	-41,091
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-377	-379	-379	-379	-379	-1,893
Military ES (End Strength)	0	-238	-238	-238	-238	-238	-1,190
TOTAL SAVINGS	0	0	-5,677	-11,540	-16,181	-16,567	-49,965
Net Implementation Costs							
Military Construction	0	0	0	0	891	0	891
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	397	1,100	1,846	501	270	65	4,179
Studies	0	0	72	75	51	0	198
Compliance	397	1,100	1,627	426	219	65	3,834
Restoration	0	0	147	0	0	0	147
Operations & Maintenance	167	0	8,606	3,364	-2,413	-1,379	8,345
Military Personnel - PCS	0	0	-1,337	-11,540	-11,792	-12,082	-36,751
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-377	-379	-379	-379	-379	-1,893
Military ES (End Strength)	0	-238	-238	-238	-238	-238	-1,190
NET IMPLEMENTATION COSTS	564	1,100	9,115	-7,675	-13,044	-13,396	-23,336

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2020 - Naval Hospital, Oakland, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of the Naval Hospital (NH) Oakland and associated branch clinics in coordination with the realignment/closure of non-medical service assets in the Oakland area. NH Oakland closed on 30 September 1996. The Oakland Base Reuse Authority (OBRA) completed a reuse plan in June 1996. The disposal strategy is for a negotiated or public sale at fair market value. The projected disposal date for the property is September 2000.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1998

	Amount (\$000) -----
P-124T NSB SAN DIEGO PIER RENOVATION	891
Total	891

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation has been completed prior to implementation of disposal/reuse actions. The ROD was issued in 1998.

Compliance

All actions are complete.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, building closure costs, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance

entitlements, and permanent change of station as necessary to support closure of the activity. Costs include real estate, caretaker and other related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals, title searches, surveys, marketing efforts, and appraisal modifications required due to changes in the City's reuse plan.

Naval Hospital Oakland caretaker requirements will extend into FY 2000 due to disposal delays, so funds requested are an increase over last year's request for FY 2000. There will be one CSO staff member, reporting to the Alameda Regional CSO, responsible for caretaker services, and six security and six police positions for site security. Real Property Maintenance (RPM) costs will be held to minimal levels for grounds maintenance (required to reduce fire risk in an area prone to fires) and utilities.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Savings will result from elimination, attrition, or retirement of civilian personnel. The primary savings will result from eliminating infrastructure operations and maintenance costs.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2010 - Naval Hospital, Orlando, FL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	18,051	0	6,852	0	24,903
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	162	4,052	1,052	290	0	0	5,556
Military Personnel - PCS	0	1,412	346	0	0	0	1,758
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	162	5,464	19,449	290	6,852	0	32,217
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	162	5,464	19,449	290	6,852	0	32,217
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	-2,818	-5,731	-5,852	-5,994	-20,395
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-30	-45	-45	-45	-45	-210
Military ES (End Strength)	0	-129	-129	-129	-129	-129	-645
TOTAL SAVINGS	0	0	-2,818	-5,731	-5,852	-5,994	-20,395
Net Implementation Costs							
Military Construction	0	0	18,051	0	6,852	0	24,903
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	162	4,052	1,052	290	0	0	5,556
Military Personnel - PCS	0	1,412	-2,472	-5,731	-5,852	-5,994	-18,637
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-30	-45	-45	-45	-45	-210
Military ES (End Strength)	0	-129	-129	-129	-129	-129	-645
NET IMPLEMENTATION COSTS	162	5,464	16,631	-5,441	1,000	-5,994	11,822

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2010 - Naval Hospital, Orlando, FL

CLOSURE/REALIGNMENT ACTION

The Naval Hospital at Orlando, Florida was closed on June 8, 1995. The hospital was transferred to the United States Department of Veterans Affairs in March 1997.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1996

	Amount (\$000)

P-584T GREAT LAKES RTC MEDICAL CLINIC ADDITION	3,277
P-586T GREAT LAKES RTC MEDICAL CLINIC ADDITION	4,219
P-590T GREAT LAKES RTC MEDICAL CLINIC	10,555
Subtotal	18,051

	FY1998 Amount (\$000)

P-604T GREAT LAKES RTC DENTAL CLINIC	6,852
Subtotal	6,852
Total	24,903

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1580 - Naval Training Ctr, Orlando, FL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	10,700	47,940	35,060	0	2,686	0	96,386
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	3,151	8,538	3,104	8,191	7,500	1,082	31,566
Studies	130	0	0	10	0	7	147
Compliance	1,513	2,538	2,499	3,259	3,027	30	12,866
Restoration	1,508	6,000	605	4,922	4,473	1,045	18,553
Operations & Maintenance	2,017	5,772	7,403	3,056	57	3,614	21,919
Military Personnel - PCS	0	337	66	2,723	0	0	3,126
HAP	0	0	0	0	0	0	0
Other	0	0	308	243	0	0	551
Other	0	0	0	0	0	0	0
TOTAL COSTS	15,868	62,587	45,941	14,213	10,243	4,696	153,548
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	15,868	62,587	45,941	14,213	10,243	4,696	153,548
Savings							
Military Construction	0	0	-7,100	0	-677	-319	-8,096
Family Housing	0	0	0	-1,884	-4,812	-4,918	-11,614
Construction	0	0	0	0	0	0	0
Operations	0	0	0	-1,884	-4,812	-4,918	-11,614
Operations & Maintenance	1,086	-4,263	-9,338	-10,453	-16,811	-17,642	-57,421
Military Personnel - PCS	0	-8,406	-9,956	-8,112	-3,942	-4,888	-35,304
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-112	-236	-378	-378	-378	-378	-1,860
Military ES (End Strength)	-248	-159	-420	-438	-442	-442	-2,149
TOTAL SAVINGS	1,086	-12,669	-26,394	-20,449	-26,242	-27,767	-112,435
Net Implementation Costs							
Military Construction	10,700	47,940	27,960	0	2,009	-319	88,290
Family Housing	0	0	0	-1,884	-4,812	-4,918	-11,614
Construction	0	0	0	0	0	0	0
Operations	0	0	0	-1,884	-4,812	-4,918	-11,614
Environmental	3,151	8,538	3,104	8,191	7,500	1,082	31,566
Studies	130	0	0	10	0	7	147
Compliance	1,513	2,538	2,499	3,259	3,027	30	12,866
Restoration	1,508	6,000	605	4,922	4,473	1,045	18,553
Operations & Maintenance	3,103	1,509	-1,935	-7,397	-16,754	-14,028	-35,502
Military Personnel - PCS	0	-8,069	-9,890	-5,389	-3,942	-4,888	-32,178
HAP	0	0	0	0	0	0	0
Other	0	0	308	243	0	0	551
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-112	-236	-378	-378	-378	-378	-1,860
Military ES (End Strength)	-248	-159	-420	-438	-442	-442	-2,149
NET IMPLEMENTATION COSTS	16,954	49,918	19,547	-6,236	-15,999	-23,071	41,113

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1580 - Naval Training Ctr, Orlando, FL

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Training Center (NTC), Orlando, which closed in April 1999. This was a one year delay in operational closure based upon the Nuclear School (BRAC 1995 redirect) relocation to NWS Charleston, SC vice New London, CT in that year. NTC is composed of several real estate tracts: Main site (Administration and Training); Herndon Annex (Warehouse); Area C (Warehouse); and McCoy Annex (Housing). A Reuse Plan has been adopted by the City of Orlando. The anticipated final disposal date is winter 2000.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1996

		Amount (\$000) -----
P-550T GREAT LAKES NTC	MESS HALL MODERNIZATION	6,710
P-575T GREAT LAKES NTC	ELECTRONIC TECHNICAL TRAINING BU	215
P-585T GREAT LAKES NTC	BEQ MODIFICATIONS	2,500
P-588T GREAT LAKES NTC	BEQ RENOVATIONS	325
P-589T GREAT LAKES NTC	MESS HALL UPGRADE	20
P-591T GREAT LAKES NTC	SMALL ARMS RANGE UPGRADE	460
P-592T GREAT LAKES NTC	DRILL FIELD UPGRADE	470
P-515T GREAT LAKES NTC	INDOOR SMALL ARMS RANGE	4,600
P-576T GREAT LAKES NTC	RADIAC CALIBRATION TRAIN FAC	400
P-580T GREAT LAKES NTC	COLD STORAGE WAREHOUSE	1,920
P-582T GREAT LAKES NTC	BEQ RENOVATIONS	10,020
P-597T GREAT LAKES NTC	SEAMAN APPRENTICE SCHOOL	6,100
P-599T GREAT LAKES NTC	BEQ PHASE I	19,600
P-605T GREAT LAKES NTC	AIRMAN APPRENTICE TRAINING FACIL	5,300
P-164T GREAT LAKES NTC	FIRE STATION	2,560
P-579T GREAT LAKES NTC	BRIG	420
P-583T GREAT LAKES NTC	CHILD DEVELOPMENT CENTER	1,460
P-619T GREAT LAKES NTC	BEQ PHASE II	30,620
	Subtotal	93,700
		FY1998 Amount (\$000) -----
P-001T ORLANDO	FACILITY MODS	2,686
	Subtotal	2,686
	Total	96,386

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Impact Statement (EIS) was completed for the disposal and reuse of the NTC Orlando, and a Record of Decision was signed on November 16, 1996. Funding for additional interim lease categorical exclusions will be required.

Compliance

An environmental baseline survey (EBS) and the BRAC Cleanup Plan (BCP) for the NTC Orlando have been completed. An Asbestos survey is complete, with abatement of the friable, accessible and damaged asbestos completed in FY97. Radon survey is complete, with no further action required. Several grey area sites are currently being investigated. Approximately half of the 309 tanks (252 USTs, 57 ASTs) have been removed. Additional tank assessments are underway.

FY00-01 funding requirements are for design and implementation of corrective measures required for four Groups of Areas of Concern. These groups include: AOC Group ACM (Miscellaneous Areas), AOC Group 3 (McCoy Annex), AOC Group 4 (Admin storage nuclear school and recreational areas); and AOC Group 5 (public works shops and auto facility). ACM includes asbestos abatement for areas of the base still occupied by the Navy Nuclear Power Training Command (NNPTC). The McCoy Annex Group finishes some UST requirements. Group 4 work involves contaminants such as PAHs, Arsenic, PCEs and aluminum in the soil and ground water around the NNPTC school and public works facilities. Group 5 is around the base's public works facilities and involves POL, oils and solvents. The EBS will be updated and remediation of contamination at ASTs and USTs will also be addressed.

Installation Restoration

To conduct the environmental investigations in an orderly manner, 53 study areas were identified and grouped based on location and closure schedule. Fifteen study area screening investigations were started in FY-95, twenty-five were started in FY-96, and the final 13 were started in FY-97. Two new study areas were identified in 1998 and added to the list. Study Area 54 encompasses two surface soil sampling locations from the Background Sampling Report. Study Area 55 is the PCB Storage Building (Building 1104) at Area C. The cleanup of the restoration sites is conducted under the CERCLA framework. Currently, the remaining active restoration sites at NTC Orlando include three Operative Units and 7 IRA's to remove contaminated soil.

The tank systems were also grouped based on their location and closure schedule. Of the 276 tanks removed to date, 30 have been contaminated and

required site assessments. Of the remaining tanks to be removed, 27 have been removed in February 1999, and five will remain in place. An asbestos survey received in October 1996 identified 77 buildings that have damaged friable asbestos. Of those buildings, 21 were abated in FY-97 because these are scheduled for reuse.

Parcel #1: EDC II (City of Orlando)

1,140 acres main base, method EDC, FOST Dec 98, transfer July 99, recipient City of Orlando. Currently, there are two Operative Units, OU1 (Main Base Landfill) and OU3 (Study Area 8 and 9). LTM started in March 1998 and will continue for a minimum of three years.

The RI was completed in FY98 and the FS is currently under review. In FY99, an IRA was begun to remove all contaminated soil within the operable unit boundary and within Study area 9 and at (Study Areas) SA 35/37/42/40.

FY00-01 required funding is Remedial Design, Remedial Action and Long Term Monitoring at these SA sites.

Parcel #2: Dept of Corrections (PBC)

5.7 acres with improvements, method PBC, FOST Jul 98, transfer Jul 98. There are no sites in this parcel.

Parcel #4: Army Reserves (Fed to Fed)

1.9 acres main base and 20.39 acres at McCoy Annex, method Fed to Fed, FOST Dec 97, transfer Dec 97. There are no sites in this parcel.

Parcel #5: Credit Union (Direct Sale)

1.56 acres, method direct sale, FOST Feb 97, transfer Feb 97, recipient Fairwinds Credit Union. There are no sites in this parcel.

Parcel #6: Defense Finance and Accounting Systems (DFAS) Lease Back

8.67 acres, method leaseback, FOST Apr 98, transfer Apr 98. There are no sites in this parcel.

Parcel #7: Veteran's Administration (VA) Fed to Fed

44.32 acres, method Fed to Fed, FOST Feb 97, transfer Feb 97. There are no sites in this parcel.

Parcel #8: Orange Co. School Board (PBC)

5 acres, method PBC DOE, FOST Jul 97, transfer Jul 97. There are no sites in this parcel.

Parcel #9: Area C (Public Bid)

45.80 acres, method of conveyance public sale, FOST Jan 00, Transfer Jan 00. Currently, Operative Unit 4 RI was completed in 1998 and the FS is currently under review. An IRA (In-well sparging) to gain control of the pathways and stop the release of PCE to lake Druid has been undertaken at this operable unit since Dec 97, a modification to the system occurred in Jan 99. In FY99 a pilot study called chemical oxidation will address the contaminated groundwater at the source at Area C.

FY00-01 required funding is for Remedial Design, Remedial Action and Long Term Monitoring for contaminated soil at (Study Area) SA55.

Parcel #10: GOAA at Herndon Annex (PBC)

56.4 acres, method PBC FAA, FOST June 99, transfer July 00. This Study Area (SA2) investigation under went findings of low levels of benzene in the groundwater. Currently, awaiting to award RAC contractor the work to remediate groundwater at Herndon (SA2) .

Parcel #11: EDC I (Capehart Housing) McCoy Annex
214.15 acres of the McCoy Annex housing (Capehart housing), method EDC,
FOST Jan 97, transfer Jan97, recipient City of Orlando. There are no sites
in this parcel.

Parcel #12: City of Orlando (PBC)
230.70 acres, method of conveyance PBC recipient DOI, FOST June 99,
transfer July 99, recipient City of Orlando. Currently, Operative Unit 2
(McCoy Annex Landfill) is the only site at this parcel.

Parcel #13: GOAA at McCoy Annex (PBC)
135.5 acres, method PBC FAA, FOST June 99, transfer July 99, recipient
GOAA. There are three study area sites that are not fully investigated.
SA 17/18/55 will require further remedial investigation for groundwater
contamination. In April 99, RAC contracts should be completed for IRA for
groundwater restorations at SA 17/18. FY00-01 required funding is for
Long Term Operation of groundwater remediation equipment.

Parcel #14: Navy Exchange (Lease back)
12.2 acres, method leaseback, transfer March 99. There are no sites in
this parcel.

Parcel #15: Florida Army National Guard (Fed to Fed)
15.47 acres at McCoy Annex, method Fed To Fed, FOST Mar 98, transfer Mar
98, recipient Florida Army National Guard. There are no sites in this
parcel.

Operations and Maintenance

Activity costs include program management, building closure costs, equipment
removal and transportation, and tenant moving costs. Civilian personnel one-
time costs include employee transition assistance, severance entitlements,
and permanent change of station as necessary to support the planned
realignment or closure of the activity. Costs identified are for caretaker
and real estate including labor, support, and contractual requirements
necessary to complete disposition of the property. Contractual costs cover
appraisals, title search, parcel surveys, lease arrangements, and marketing
efforts.

The Caretaker Site Office (CSO) is responsible for public relations and
managing facilities commensurate with identified reuse requirements. This
includes obtaining and maintaining required permits, providing for security
and fire protection, personal property and property records management,
contracting for utilities, limited grounds and facilities maintenance,
coordinating site access for environmental clean-up, and working with local
officials to facilitate timely reuse of the site.

Properties at NTC Orlando will be transferred from Navy ownership using
multiple transfer mechanisms including Public Benefit Conveyances, Federal-
to-Federal transfers, negotiated or public sales, and an Economic Development
Conveyance. A two-phase Economic Development Conveyance (EDC) application
was submitted by the City of Orlando Community Redevelopment Agency in
September 1996. Navy expects to convey the NTC property as it is
environmentally ready.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

Revenues reported in FY 1995 were the result of lease agreements. FY 1997 revenues resulted from the sales of the McCoy Housing Annex and the base Credit Union.

SAVINGS

None.

Military Construction

Prior programmed projects canceled.

Family Housing Construction

None.

Family Housing Operations

Savings are a result of a reduction in family housing operations costs.

Operations and Maintenance

Reflects closure of schools at NTC Orlando and realignment of continuing classroom requirements to NTC Great Lakes and NWS Charleston. Redundant support activities will disestablish and excess personnel will be separated. Includes civilian personnel salary savings resulting from the closure of the activity.

Military Personnel

Savings are a result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1390 - NADEP Pensacola, FL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	21,500	0	0	0	0	0	21,500
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	234	1,936	0	0	0	0	2,170
Studies	200	0	0	0	0	0	200
Compliance	34	1,936	0	0	0	0	1,970
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	32,155	49,234	14,642	2,661	908	0	99,600
Military Personnel - PCS	0	49	0	0	0	0	49
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	53,889	51,219	14,642	2,661	908	0	123,319
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	53,889	51,219	14,642	2,661	908	0	123,319
Savings							
Military Construction	0	0	0	-1,453	0	0	-1,453
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	-48,129	-49,284	-50,467	-51,678	-199,558
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-24,794	-25,389	-25,998	-26,622	-102,803
Civilian ES (End Strength)	-818	-1,136	-1,136	-1,136	-1,136	-1,136	-6,498
Military ES (End Strength)	-36	-36	-36	-36	-36	-36	-216
TOTAL SAVINGS	0	0	-72,923	-76,126	-76,465	-78,300	-303,814
Net Implementation Costs							
Military Construction	21,500	0	0	-1,453	0	0	20,047
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	234	1,936	0	0	0	0	2,170
Studies	200	0	0	0	0	0	200
Compliance	34	1,936	0	0	0	0	1,970
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	32,155	49,234	-33,487	-46,623	-49,559	-51,678	-99,958
Military Personnel - PCS	0	49	0	0	0	0	49
HAP	0	0	0	0	0	0	0
Other	0	0	-24,794	-25,389	-25,998	-26,622	-102,803
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-818	-1,136	-1,136	-1,136	-1,136	-1,136	-6,498
Military ES (End Strength)	-36	-36	-36	-36	-36	-36	-216
NET IMPLEMENTATION COSTS	53,889	51,219	-58,281	-73,465	-75,557	-78,300	-180,495

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1390 - NADEP Pensacola, FL

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Aviation Depot (NADEP) Pensacola. NADEP Pensacola was a tenant activity of the Naval Air Station (NAS) Pensacola. Upon closure, on 1 October 1995, the facilities and land were retained by NAS Pensacola.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994

	Amount (\$000)

P-962T CHERRY POINT NADEP OFFICE BUILDING	8,177
P-965T CHERRY POINT NADEP HANGAR ADDITION AND ALTERATIONS	9,823
P-966T CHERRY POINT NADEP ACFT ACCESS SHOPS ADD'NS	3,500
Subtotal	21,500
Total	21,500

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

Action complete. No additional funds required.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1340 - Naval Supply Ctr, Pensacola, FL

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	1,572	1,329	2,396	202	0	0	5,499
Military Personnel - PCS	0	22	0	0	0	0	22
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	1,572	1,351	2,396	202	0	0	5,521
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	1,572	1,351	2,396	202	0	0	5,521
Savings							
Military Construction	0	0	-569	0	0	0	-569
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	-1,753	-3,360	-10,408	-10,767	-10,822	-37,110
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-4,050	-4,000	-3,950	-3,950	-15,950
Civilian ES (End Strength)	-31	-67	-85	-85	-85	-85	-438
Military ES (End Strength)	-17	-17	-17	-17	-17	-17	-102
TOTAL SAVINGS	0	-1,753	-7,979	-14,408	-14,717	-14,772	-53,629
Net Implementation Costs							
Military Construction	0	0	-569	0	0	0	-569
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	1,572	-424	-964	-10,206	-10,767	-10,822	-31,611
Military Personnel - PCS	0	22	0	0	0	0	22
HAP	0	0	0	0	0	0	0
Other	0	0	-4,050	-4,000	-3,950	-3,950	-15,950
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-31	-67	-85	-85	-85	-85	-438
Military ES (End Strength)	-17	-17	-17	-17	-17	-17	-102
NET IMPLEMENTATION COSTS	1,572	-402	-5,583	-14,206	-14,717	-14,772	-48,108

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1340 - Naval Supply Ctr, Pensacola, FL

CLOSURE/REALIGNMENT ACTION

The Fleet and Industrial Supply Center (FISC) in Pensacola, Florida, closed in September 1995. Some residual functions of FISC transferred to NAS Pensacola for continued support in the geographic area. No property will be excessed, since FISC was a tenant of NAS Pensacola.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Projects which were in the FYDP were cancelled.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Operational savings accrue from the elimination of positions because of BRAC. Positions that were eliminated because of previously existing budget constraints were not included in the savings calculation. Positions transferred to other activities were also excluded from the savings calculation.

Military Personnel

None.

Other

Customer savings associated with the closure of a DBOF facility.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1780 - Naval Civil Engineering Lab, Port Hueneme, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	11,050	9,550	0	0	0	0	20,600
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	182	2,100	51	0	172	0	2,505
Studies	0	0	8	0	0	0	8
Compliance	116	2,000	43	0	0	0	2,159
Restoration	66	100	0	0	172	0	338
Operations & Maintenance	0	3,700	2,141	195	0	0	6,036
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	11,232	15,350	2,192	195	172	0	29,141
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	11,232	15,350	2,192	195	172	0	29,141

Savings

Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	-1,582	-1,614	-1,643	-1,680	-1,717	-8,236
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-2,421	-2,464	-2,520	-2,576	-9,981
Civilian ES (End Strength)	-49	-64	-64	-64	-64	-64	-369
Military ES (End Strength)	0	0	-1	-1	-10	-10	-22
TOTAL SAVINGS	0	-1,582	-4,035	-4,107	-4,200	-4,293	-18,217

Net Implementation Costs

Military Construction	11,050	9,550	0	0	0	0	20,600
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	182	2,100	51	0	172	0	2,505
Studies	0	0	8	0	0	0	8
Compliance	116	2,000	43	0	0	0	2,159
Restoration	66	100	0	0	172	0	338
Operations & Maintenance	0	2,118	527	-1,448	-1,680	-1,717	-2,200
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	-2,421	-2,464	-2,520	-2,576	-9,981
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-49	-64	-64	-64	-64	-64	-369
Military ES (End Strength)	0	0	-1	-1	-10	-10	-22
NET IMPLEMENTATION COSTS	11,232	13,768	-1,843	-3,912	-4,028	-4,293	10,924

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1780 - Naval Civil Engineering Lab, Port Hueneme, CA

CLOSURE/REALIGNMENT ACTION

The Naval Civil Engineering Laboratory (NCEL) closed in June 1996. All necessary functions, personnel, equipment, and support were transferred and realigned with Underwater Construction Team TWO and the Naval Facilities Engineering Service Center (NFESC), located at the Naval Construction Battalion Center (NCBC), Port Hueneme, California. The NCEL property was conveyed to the Oxnard Harbor District under a port benefit conveyance in March 1997.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1995

	Amount (\$000) -----
P-012T PORT HUENEME NCBC NAVFAC ENGINEERING SERVICE CNTR	11,050
P-013T PORT HUENEME NCBC NAVFAC ENGINEERING SERVICE CNTR	9,550
Total	20,600

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. The BRAC III disposal/reuse EIS, awarded in October 1994, was completed in January 1997.

Compliance

Action complete. No additional funds required.

Installation Restoration

Action complete. No additional funds required.

Operations and Maintenance

Costs included temporary modular facilities for functions displaced by new construction, equipment removal and transportation, and initial outfitting

required by the new facility. Civilian personnel one-time costs included employee transition assistance, severance entitlements, and permanent change of station as necessary. Also included were caretaker, real estate, and other related labor, support, and contractual requirements necessary to complete disposal of the property.

Action complete. No additional funds required.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

The property was assigned to the Maritime Administration and then conveyed to the Oxnard Harbor District under a port-related public benefit conveyance, so no revenues were received.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Operations and maintenance costs of the new facilities are expected to be lower than those at the current site.

Military Personnel

None.

Other

Customer savings as a result of the closure of a DBOF activity.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1810 - SUBMEPP, Portsmouth, NH

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	1,700	0	0	0	0	1,700
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	45	0	145	500	81	0	771
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	45	1,700	145	500	81	0	2,471
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	45	1,700	145	500	81	0	2,471
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-354	-2,502	-3,992	-4,606	-5,103	-5,630	-22,187
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-439	-1,170	-1,593	-2,678	-5,880
Civilian ES (End Strength)	-16	-23	-39	-48	-68	-68	-262
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	-354	-2,502	-4,431	-5,776	-6,696	-8,308	-28,067
Net Implementation Costs							
Military Construction	0	1,700	0	0	0	0	1,700
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	-309	-2,502	-3,847	-4,106	-5,022	-5,630	-21,416
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	-439	-1,170	-1,593	-2,678	-5,880
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-16	-23	-39	-48	-68	-68	-262
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	-309	-802	-4,286	-5,276	-6,615	-8,308	-25,596

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1810 - SUBMEPP, Portsmouth, NH

CLOSURE/REALIGNMENT ACTION

Submarine Maintenance, Engineering, Planning, and Procurement (SUBMEPP), formerly in leased space in Portsmouth, NH, has been disestablished and realigned as a tenant in government owned space in the Portsmouth Naval Shipyard on 1 September 1996.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1995

	AMOUNT (\$000) -----
256T KITTELY ME PORTSMOUTH NSY ADMIN BUILDING MODS	1,700
Total:	1,700

A reprogramming package has been submitted and approved making this an FY-96 project.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes elimination of lease cost and reduced civilian end-strength to ensure balance between capacity and future force and resource levels.

Military Personnel

None.

Other

Savings in budgeted Ship Construction Navy costs for General and Administrative overhead.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1950 - Western Division, Naval Facilities Engineering Command, San Bruno, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	1,983	0	1,983
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	701	0	701
Restoration	0	0	0	0	1,282	0	1,282
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	0	0	0	0	1,983	0	1,983
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	0	0	0	0	1,983	0	1,983
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	-541	-1,548	-2,089
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	-18	-24	-24	-66
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	0	0	0	0	-541	-1,548	-2,089
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	1,983	0	1,983
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	701	0	701
Restoration	0	0	0	0	1,282	0	1,282
Operations & Maintenance	0	0	0	0	-541	-1,548	-2,089
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	-18	-24	-24	-66
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	0	0	0	0	1,442	-1,548	-106

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1950 - Western Division, Naval Facilities Engineering Command, San Bruno, CA

CLOSURE/REALIGNMENT ACTION

Western Division, Naval Facilities Engineering Command, San Bruno, California, was realigned from a direct reporting engineering field division (EFD) to an engineering field activity (EFA). As EFA West, it retains necessary facilities, personnel, and equipment to support the regional realignments and closures in the San Francisco Bay area. The realignment went into effect in the first quarter of FY 1995.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. A Categorical Exclusion was completed by the EFD inhouse for the BRAC III administrative realignment of Western Division, Naval Facilities Engineering Command as Engineering Field Activity West. No further BRAC NEPA action is needed.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes civilian personnel salary savings resulting from the realignment of the activity.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1570 - Naval Training Ctr, San Diego, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	5,400	13,980	8,583	0	1,821	0	29,784
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	4,694	3,000	3,677	7,171	2,898	7,055	28,495
Studies	0	0	152	171	125	0	448
Compliance	1,872	1,000	1,877	415	323	30	5,517
Restoration	2,822	2,000	1,648	6,585	2,450	7,025	22,530
Operations & Maintenance	663	3,769	10,096	2,603	2,012	1,270	20,413
Military Personnel - PCS	800	346	361	416	0	0	1,923
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	11,557	21,095	22,717	10,190	6,731	8,325	80,615
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	11,557	21,095	22,717	10,190	6,731	8,325	80,615
Savings							
Military Construction	-700	0	-7,863	-1,115	-12,451	0	-22,129
Family Housing	0	0	0	0	355	363	718
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	355	363	718
Operations & Maintenance	-4,684	-8,011	-10,868	-15,518	-23,134	-23,658	-85,873
Military Personnel - PCS	0	-24,081	-4,663	-8,706	-13,876	-14,807	-66,133
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-41	-41	-182	-182	-182	-182	-810
Military ES (End Strength)	-147	-112	-370	-402	-407	-407	-1,845
TOTAL SAVINGS	-5,384	-32,092	-23,394	-25,339	-49,106	-38,102	-173,417
Net Implementation Costs							
Military Construction	4,700	13,980	720	-1,115	-10,630	0	7,655
Family Housing	0	0	0	0	355	363	718
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	355	363	718
Environmental	4,694	3,000	3,677	7,171	2,898	7,055	28,495
Studies	0	0	152	171	125	0	448
Compliance	1,872	1,000	1,877	415	323	30	5,517
Restoration	2,822	2,000	1,648	6,585	2,450	7,025	22,530
Operations & Maintenance	-4,021	-4,242	-772	-12,915	-21,122	-22,388	-65,460
Military Personnel - PCS	800	-23,735	-4,302	-8,290	-13,876	-14,807	-64,210
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-41	-41	-182	-182	-182	-182	-810
Military ES (End Strength)	-147	-112	-370	-402	-407	-407	-1,845
NET IMPLEMENTATION COSTS	6,173	-10,997	-677	-15,149	-42,375	-29,777	-92,802

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1570 - Naval Training Ctr, San Diego, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Training Center (NTC), San Diego. NTC operationally closed April 1997. Family Housing, Fleet Integrated Training Center Pacific (FITCPAC), Consolidated Area Telephone System (CATS), and Admiral Kidd Club area property will remain in Navy inventory to support other Navy requirements in the San Diego area. The Reuse Plan was completed in October 1998. The City of San Diego has an interim lease with Navy for Camp Nimitz and a major portion of the main base. Disposal of all property is planned by March 2002.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1996

		Amount (\$000)

P-608T GREAT LAKES NTC	HT 'C' SCHOOL PHASE I	5,400
P-593T GREAT LAKES NTC	DP TRAINING BUILDING UPGRADE	1,050
P-595T GREAT LAKES NTC	MACHINERY REPAIRMAN TRAINING FAC	8,000
P-598T GREAT LAKES NTC	BUILDING RENOVATIONS	4,930
P-023T SAN DIEGO NS	APPLIED INSTRUCTION BUILDING	8,403
P-386T SAN DIEGO FASWTC	COSBAL/SUPPLY FACILITY	180

Subtotal 27,963

FY1998
Amount
(\$000)

P-175T SAN DIEGO PWC	PUBLIC WORKS SHOP	1,821
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Subtotal 1,821

Total 29,784

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. The EIS and Record of Decision was completed 10 March 1999. NEPA documentation is required for interim leases.

Compliance

Former Naval Training Center, San Diego had eight underground storage tank (UST) sites. An aggressive UST program has left only UST Site 8 with remaining Long Term Monitoring to be completed. Working closely with the Regional Water Quality Control Board, UST Site 8 meets all the soil and groundwater criteria to be considered a "low risk" site warranting no further action. UST Site 8 is located in Parcel IIIA and must be closed prior to conveyance; currently, conveyance is scheduled for April 2000.

The basewide asbestos abatement program has been completed. No further buildings require abatement. The basewide lead-based paint survey is completed and no further action is anticipated.

The only funding requirement envisioned in FY00 and FY01 is for a BRAC Cleanup Plan (BCP) update.

Installation Restoration

There are 7 Installation Restoration sites at NTC San Diego: Inactive Landfill (Site 1), Former Document Incinerator (Site 4), Former Fire Fighter Trainer (Site 5), Golf Course Maintenance Shop (Site 6), Boat Channel Sediments (Site 12), Former Small Arms Range (Site 14), and Former NEX Dry Cleaning Trainer (Site 15). Site 14 RA (dig and haul) was awarded in March 99. Sites 1 & 12 require further environmental actions.

Site 1 Landfill: The landfill occupies approximately 51 acres and was used as a disposal location for municipal and "dumpster" waste generated by former NTC San Diego and MCRD operations between approximately 1950 and 1971. According to a 1998 Ninyo & Moore report, the estimated volume of refuse ranges between approximately 95,000 and 150,000 cubic yards, based on an average thickness of 5 and 8 feet, respectively. There are no known disposal records for the time period between 1950 and 1971, but based upon knowledge of base operations at the time the refuse was disposed of, the Landfill potentially included infectious waste, paint waste, wood preservatives, liquid hazardous waste, and industrial waste. The Landfill was designated as Installation Restoration Program (IRP) Site 1 and has been the subject of environmental investigations since approximately 1986. It is currently subject to ongoing groundwater monitoring and soil cover maintenance activities (i.e. maintaining grade, prevention of ponding).

Initial Assessment Study (1996), Water SWAT (1992), Air SWAT(1994), ESI (1995), EE/CA (1997), Revised EE/CA (include Port's Remedy for ETA) (1999)

The Chemicals Of Concerns for groundwater include 1,2-DCB, 1,4-DCB, 1,2-DCE, TCE, 1,1,2,2-tetrachloroethane, benzene, vinyl chloride, barium,

copper, lead, mercury nickel, silver and zinc.

Monitoring and maintenance is done pursuant to 27 CCR. The RWQCB has jurisdiction over landfills in the San Diego Region. Currently the RWQCB has issued Waste Discharge Requirements (WDRs) for the landfill. Maintenance and monitoring is currently being done under the WDRs.

Site 1 is in Parcel IV and V. Much work has been completed building toward conveyance of these parcels through the Early Transfer Authority (ETA). The Navy has partnered with the San Diego Unified Port District to transfer these parcels prior to implementing a remedy. Work continues on the documentation required for an ETA. An integral part of the agreement between the Navy and the Port involves a cooperative agreement in which the Navy agrees to share the costs of implementing the CERCLA remedy that the Port will pursue. It is imperative that the funds be available to support the transfer of the parcel.

Based on the negotiations with the port, portion of the funds may be needed in FY99 as advanced payment to the port to conduct RA. The balance of the funds will be needed in FY00 for RA to install a landfill cap (25 acres of asphalt and 26 acres of dirt). LTM cost in FY00 and FY01 were derived from the Cost To Complete. LTM includes groundwater monitoring, erosion control, settlement control, site inspections, stormwater monitoring, and semiannual reports.

The FY99 funds already spent are for site 1 annual maintenance and GW monitoring which is required by the RWQCB under the WDRs.

Site 12 is the Boat Channel: The Boat Channel at the former NTC San Diego has been divided into two parcels at the request of the LRA. The LRA will request parcel IIIB under an EDC and parcel VII under a PBC. Neither application has been made yet; however, the LRA states parcel IIIB will require an EDC to avoid restrictions inherent with a PBC, since this parcel is part of a hotel development planned for both sides of the Boat Channel. The remainder of the Boat Channel, parcel VII, will be part of the park and recreation area and conveyed via PBC.

The Boat Channel sediments were initially investigated in 1996 and were found to contain metals, PAHs, PCBs, and pesticides. The presence of these contaminants warranted further investigation to determine their impact on human health and the environment. A Remedial Investigation Work Plan was completed in July 1998. RI fieldwork was completed in November 1998.

Ecological and human health risk assessments are being performed as part of the RI. The results of the RI report will be processed in a Feasibility Study, Proposed Plan, and Record of Decision. A Feasibility Study (FS) will be completed in FY00. This requires available funding for the completion of the FS/RD in FY00. RA will start in FY00. For budgeting purposes, an internal estimate to dredge the boat channel was completed. The estimate is based on approximately 430,000 cubic yards of sediment removal.

The FOST date is scheduled for March 02, and could not be completed earlier. The date is tied to completion of the environmental actions.

Funding the above environmental investigation is critical; the Local Reuse

Authority must meet the demands of developers planning two hotel sites along the Boat Channel. Any delays would jeopardize the LRA's planned reuse.

Operations and Maintenance

Costs include program management, equipment removal and transportation, relocations, collateral equipment, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity. Also included are caretaker, real estate and other related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals, title searches, parcel surveys, and marketing efforts.

The Caretaker Site Office (CSO) is headed by a Lieutenant and is responsible for public relations and managing facilities commensurate with identified reuse requirements. This includes obtaining and maintaining required permits, providing for security and fire protection, personal property and property records management, contracting for utilities, limited grounds and facilities maintenance, coordinating site access for environmental clean-up, and working with local officials to facilitate timely reuse of the site. The City of San Diego at no cost will provide fire protection. Security will no longer be provided as of 30 Sept 99. Real property maintenance will consist mostly of utilities and emergency services.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None. Parcels at NTC San Diego are being conveyed to the U.S. Border Patrol, U.S. Fish and Wildlife Service and U.S. Marine Corps at no cost. The remaining property is planned for transfer under an economic development conveyance and public benefit conveyances.

SAVINGS

None.

Military Construction

Prior programmed projects canceled.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Reflects closure of schools at NTC San Diego and realignment of continuing classroom and other requirements to other activities in the San Diego area and NTC Great Lakes. Redundant support activities will disestablish and excess personnel will be separated. Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2060 - Public Works Ctr, San Francisco, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	331	1,250	1,372	3,387	2,491	2,543	11,374
Studies	0	500	129	73	94	21	817
Compliance	148	750	1,106	3,140	2,397	724	8,265
Restoration	183	0	137	174	0	1,798	2,292
Operations & Maintenance	6,662	7,200	8,055	28,402	3,929	1,474	55,722
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	25,828	1,003	0	0	0	0	26,831
Other	0	0	0	0	0	0	0
TOTAL COSTS	32,821	9,453	9,427	31,789	6,420	4,017	93,927
Land Sales Revenue (-)	0	0	0	0	0	-1,000	-1,000
TOTAL BUDGET REQUEST	32,821	9,453	9,427	31,789	6,420	3,017	92,927
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	-589	-3,732	-11,392	-20,104	-42,451	-80,484	-158,752
Construction	0	0	0	0	0	-37,100	-37,100
Operations	-589	-3,732	-11,392	-20,104	-42,451	-43,384	-121,652
Operations & Maintenance	0	0	0	0	466	477	943
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-540	-757	-1,007	-1,635	-1,635	-1,635	-7,209
Military ES (End Strength)	-4	-4	-4	-6	-6	-6	-30
TOTAL SAVINGS	-589	-3,732	-11,392	-20,104	-41,985	-80,007	-157,809
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	-589	-3,732	-11,392	-20,104	-42,451	-80,484	-158,752
Construction	0	0	0	0	0	-37,100	-37,100
Operations	-589	-3,732	-11,392	-20,104	-42,451	-43,384	-121,652
Environmental	331	1,250	1,372	3,387	2,491	2,543	11,374
Studies	0	500	129	73	94	21	817
Compliance	148	750	1,106	3,140	2,397	724	8,265
Restoration	183	0	137	174	0	1,798	2,292
Operations & Maintenance	6,662	7,200	8,055	28,402	4,395	1,951	56,665
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	25,828	1,003	0	0	0	0	26,831
Land Sales Revenue (-)	0	0	0	0	0	-1,000	-1,000
Civilian ES (End Strength)	-540	-757	-1,007	-1,635	-1,635	-1,635	-7,209
Military ES (End Strength)	-4	-4	-4	-6	-6	-6	-30
NET IMPLEMENTATION COSTS	32,232	5,721	-1,965	11,685	-35,565	-76,990	-64,882

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2060 - Public Works Ctr, San Francisco, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of the Navy Public Works Center (PWC) San Francisco Bay. All facilities, including 5,509 units of family housing, are being disposed of. PWC San Francisco Bay closed on 30 September 1997. The only remaining disposal is the Novato housing area which includes personnel support areas. Final disposal is planned for January 2002.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. A Record of Decision for disposal/reuse of PWC San Francisco Bay was issued in July 1998.

Compliance

No requirement.

Installation Restoration

The last of the three remaining UST sites has an extensive groundwater plume that extends more than a half mile beyond the former gas station. It is anticipated that this property, which includes Exchange Triangle 1 and 2, will be transferred by Feb 2000 and Jan 2002 respectively, prior to site closure, and the Navy will continue to address the contamination.

The FY 2000-2001 required funding includes continued sites assessment, treatment operations and monitoring to remediate and close the USTs at the former gas station. This includes the continued operation of the air sparging/vapor extraction interim treatment system, installation of a phyto-remediation system, and installation of a cut off wall to prevent migration of the groundwater plume, conducting of pilot tests for the treatment of the plume, conducting a human health and ecological risk assessment, and continuing the groundwater monitoring.

Operations and Maintenance

The bulk of the PWC San Francisco Bay real property assets are included with assets of other closing bases. Most of the real estate costs for the PWC are associated with disposal of off-base housing at DODHF Novato. Costs include caretaker, real estate and other related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals, title searches, surveys, and marketing efforts.

Additional O&M costs include the following: severance, separation and relocation costs for civilian personnel, disposal of material and equipment, shutdown and securing of facilities, and moving military residents to new local housing.

Funding is required for a minimal staff that will be responsible for public relations and managing facilities at the Novato housing site. This budget is based on final conveyance of all parcels except one small parcel by January 2000 through negotiated sale to the City of Novato, public benefit conveyance, public sale, and Federal transfer to the U.S. Coast Guard.

The Coast Guard will receive 282 units of housing at the main site. The remainder of the property is being disposed of through negotiated sale to the City, public benefit conveyance, and public sale.

The final disposal date of the property is June 2000, except for one small parcel which will not be disposed of until Jan 2002.

Real estate costs include related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover parcel surveys, title searches, and marketing for public sale.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

Projects have been cancelled.

Family Housing Operations

PWC San Francisco Bay is the owner of all Navy family housing units in the Bay area. The housing inventory at the PWC totals 5,509 units. In accordance with the closure schedule provided by the PWC, 4,993 family housing units will either be closed or transferred to other services by the end of FY 1997. The balance of the units (those at NCS Stockton - 41 units; NWS Concord - 361 units; and Oakland Army Base - 112 units) will revert back to the plant accounts of each respective command.

Operations and Maintenance

Savings occur in the DBOF accounts of customers who had purchased services from the PWC.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1470 - Naval Weapons Station, Seal Beach

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	0	0	0	0	0	0	0
Savings							
Military Construction	0	0	0	0	0	-3,791	-3,791
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	0	0	0	0	0	-3,791	-3,791
Net Implementation Costs							
Military Construction	0	0	0	0	0	-3,791	-3,791
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	0	0	0	0	0	-3,791	-3,791

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1470 - Naval Weapons Station, Seal Beach

CLOSURE/REALIGNMENT ACTION

Relocate tactical missile depot maintenance (principally affecting STANDARD missile) and consolidate at Letterkenny Army Depot as planned by DoD in the Tactical Missile Maintenance Consolidation Plan for Letterkenny Army Depot. The realignment occurred throughout FY 1996.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, equipment relocation, planning and implementation costs. Civilian personnel one-time costs include employee transition assistance, severance entitlement, and permanent change of station as necessary to support the planned realignment.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Savings result from removal of projects which were in the FYDP.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1260 - Naval Station, Staten Island, NY

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	4,960	1,200	0	0	0	0	6,160
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	245	700	1,159	1,623	0	0	3,727
Studies	0	0	0	5	0	0	5
Compliance	48	700	1,159	1,618	0	0	3,525
Restoration	197	0	0	0	0	0	197
Operations & Maintenance	35,294	88,612	181	117	26	57	124,287
Military Personnel - PCS	730	0	0	0	0	0	730
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	41,229	90,512	1,340	1,740	26	57	134,904
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	41,229	90,512	1,340	1,740	26	57	134,904
Savings							
Military Construction	-420	0	0	-12,491	0	-994	-13,905
Family Housing	-7,161	-2,723	-2,825	-3,928	-3,035	-3,143	-22,815
Construction	-7,161	0	0	0	0	0	-7,161
Operations	0	-2,723	-2,825	-3,928	-3,035	-3,143	-15,654
Operations & Maintenance	-3,681	-24,788	-25,319	-26,186	-27,180	-28,228	-135,382
Military Personnel - PCS	-2,999	-9,623	-17,224	-18,015	-18,338	-18,827	-85,026
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-337	-321	-320	-320	-320	-320	-1,938
Military ES (End Strength)	-387	-360	-359	-356	-356	-356	-2,174
TOTAL SAVINGS	-14,261	-37,134	-45,368	-60,620	-48,553	-51,192	-257,128
Net Implementation Costs							
Military Construction	4,540	1,200	0	-12,491	0	-994	-7,745
Family Housing	-7,161	-2,723	-2,825	-3,928	-3,035	-3,143	-22,815
Construction	-7,161	0	0	0	0	0	-7,161
Operations	0	-2,723	-2,825	-3,928	-3,035	-3,143	-15,654
Environmental	245	700	1,159	1,623	0	0	3,727
Studies	0	0	0	5	0	0	5
Compliance	48	700	1,159	1,618	0	0	3,525
Restoration	197	0	0	0	0	0	197
Operations & Maintenance	31,613	63,824	-25,138	-26,069	-27,154	-28,171	-11,095
Military Personnel - PCS	-2,269	-9,623	-17,224	-18,015	-18,338	-18,827	-84,296
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-337	-321	-320	-320	-320	-320	-1,938
Military ES (End Strength)	-387	-360	-359	-356	-356	-356	-2,174
NET IMPLEMENTATION COSTS	26,968	53,378	-44,028	-58,880	-48,527	-51,135	-122,224

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1260 - Naval Station, Staten Island, NY

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of Naval Station (NAVSTA), New York, Staten Island. Operational closure was on 31 August 1994. NAVSTA Staten Island, New York homeported ships have relocated or have been decommissioned. The Shore Intermediate Maintenance Activity (SIMA) has relocated to Earle, NJ; SIMA Norfolk, VA; and to SIMA Mayport, FL. The majority of the property reverted to the City of New York in 1995. Other parcels have transferred to the Coast Guard, Army, National Park Service, Federal Bureau of Prisons, and Veterans Administration. There are five (5) small parcels totaling about 1 acre remaining to be disposed. They are being disposed via public sale with a planned disposal date of February 2000.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994

		Amount (\$000) -----
P-011T EARLE NWS	Building Conversions	4,960
	Subtotal	4,960
		FY1995 Amount (\$000) -----
P-007T EARLE NWS	PUBLIC WORKS FACILITY	1,200
	Subtotal	1,200
	Total	6,160

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. NS Staten Island was closed in 1994. The Station consists of two major operation and administrative

areas and several outlying housing areas. Of the two major areas, the majority of a former Army facility called Fort Wadsworth was transferred to the National Park Service for inclusion into the National Gateway Recreational Area. The balance of the Wadsworth property was transferred to other federal components. These property transfers, from one federal agency to another, are categorically excluded under the Navy's NEPA documentation requirements. Appropriate environmental documentation for the future reuse of this area will be the responsibility of the receiving agency. During the development of the EIS in 1984-86 for this area in support of the Navy's plans to develop surface fleet homeport, the Navy conducted wetland, endangered species and cultural resources surveys. No additional documentation for this area is planned.

The waterfront site, consisting of approximate 36 upland acres and 40 acres under New York Harbor, was acquired from the City of New York. The acquisition process provided a return of this property (reverter clause) to the City following a determination that this area was surplus to the Navy. Therefore since this property may revert to the City, preparation of an EIS for its reuse is not planned. Other smaller properties surrounding this waterfront site were purchased by the Navy and are available for disposal/reuse. Appropriate environmental documentation to assess impacts have been prepared for these properties. There are no cultural resource issues with these properties. The waterfront site was surveyed for historic resources and other natural constraints prior to construction of facilities.

Compliance

Asbestos and Lead Based Paint abatement is complete. All PCB transformers have been removed or replaced. A Radon survey was made, and no mitigation will be required. Work to remove or close-in-place non-complying tanks is complete with remaining UST work completed in FY 1996. There are no Solid Waste Management Units. A Phase II Environmental Baseline Survey has been completed.

Installation Restoration

There were 5 sites in the Installation Restoration Program at Staten Island. An Extended Site Inspection Investigation completed in FY 1995 determined that 1 site should be considered for No Further Action. Time critical removal actions were completed at the remaining 4 sites in 1995.

Operations and Maintenance

Costs include real estate and other related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals, title searches, parcel surveys, and marketing efforts.

Maintenance of real property and utilities are budgeted based on an as required basis to meet base reuse while minimizing cost. On-going minimal level of care is until Front Street property is disposed.

Costs include program management, building closure costs, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity.

Property has been transferred to the Army, the Coast Guard, the Veterans Administration, the National Park Service, and the Federal Bureau of Prisons; other property reverted to the City of New York. Less than one acre remains to be disposed, and it is planned for public sale. Completion of this sale is anticipated by February 2000.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and operational moves in all other cases. The PCS costs are based on the total end-strength.

Other

No requirement.

Land Sales Revenue

No sales revenues were realized from the completed Federal transfers. The amount of payment by the City of New York for the reversion to the city remains to be determined. The remaining property, less than one acre, is planned for public sale.

SAVINGS

None.

Military Construction

Projects in the FYDP have been deleted.

Family Housing Construction

The FY 1994 revitalization project is no longer needed.

Family Housing Operations

Savings are the result of inactivation of government owned units.

Operations and Maintenance

Savings accrue from disestablishing the station and some tenants. Recurring costs will increase at NAVSTA Norfolk for support of CG-60 and at PHIBASE Little Creek for support of CBU 423. Funding for these costs is available from the savings realized from closing NAVSTA New York.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1150 - Naval Station, Treasure Island, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	22,700	14,050	0	0	0	36,750
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	5,011	3,909	2,506	10,331	13,353	8,971	44,081
Studies	0	280	32	102	163	284	861
Compliance	2,665	629	733	4,037	3,592	2,694	14,350
Restoration	2,346	3,000	1,741	6,192	9,598	5,993	28,870
Operations & Maintenance	2,960	1,465	7,551	6,538	6,668	3,193	28,375
Military Personnel - PCS	0	0	60	843	0	0	903
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	7,971	28,074	24,167	17,712	20,021	12,164	110,109
Land Sales Revenue (-)	0	0	0	0	-38	0	-38
TOTAL BUDGET REQUEST	7,971	28,074	24,167	17,712	19,983	12,164	110,071
Savings							
Military Construction	0	0	-4,825	0	0	0	-4,825
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-6,973	-9,644	-9,828	-11,769	-22,088	-23,257	-83,559
Military Personnel - PCS	0	-171	-350	-7,676	-15,259	-15,621	-39,077
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-2	-2	-9	-135	-134	-134	-416
Military ES (End Strength)	-7	-7	-395	-394	-394	-394	-1,591
TOTAL SAVINGS	-6,973	-9,815	-15,003	-19,445	-37,347	-38,878	-127,461
Net Implementation Costs							
Military Construction	0	22,700	9,225	0	0	0	31,925
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	5,011	3,909	2,506	10,331	13,353	8,971	44,081
Studies	0	280	32	102	163	284	861
Compliance	2,665	629	733	4,037	3,592	2,694	14,350
Restoration	2,346	3,000	1,741	6,192	9,598	5,993	28,870
Operations & Maintenance	-4,013	-8,179	-2,277	-5,231	-15,420	-20,064	-55,184
Military Personnel - PCS	0	-171	-290	-6,833	-15,259	-15,621	-38,174
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	-38	0	-38
Civilian ES (End Strength)	-2	-2	-9	-135	-134	-134	-416
Military ES (End Strength)	-7	-7	-395	-394	-394	-394	-1,591
NET IMPLEMENTATION COSTS	998	18,259	9,164	-1,733	-17,364	-26,714	-17,390

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1150 - Naval Station, Treasure Island, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of the Naval Station (NS) Treasure Island, including the migration/elimination of tenants and closure of facilities at Treasure Island and Hunters Point Annex. NS Treasure Island occupies both Treasure Island and most of adjacent Yerba Buena Island. NS Treasure Island closed on 30 September 1997. The City of San Francisco completed its reuse plan in July 1996, and the Department of Housing and Urban Development approved this plan in November 1996. Transfers of small parcels to the Department of Labor, for a Job Corps Center, and to the Coast Guard occurred in March 1998 and April 1998, respectively. The remainder of the property is planned for transfer under an economic development conveyance, with parcels being conveyed as environmental cleanup occurs. The anticipated final disposal date is in June 2003.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

		FY1995-1996 Amount (\$000)

P-600T GREAT LAKES NTC	HT "C" SCHOOL PHASE II	22,700
P-149T ALAMEDA NMCRC	RESERVE CENTER ADDITION	7,300
P-390T LITTLE CREEK NAB	UNDERWAY REPLENISH OPERATOR TRAI	4,100
P-601T GREAT LAKES NTC	ELEVATOR TRAINER SCHOOL	2,650
	Total	36,750

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. The multi-year BRAC III disposal/reuse EIS is in process, with the EIS awarded in September 1994. Integrating and managing the EIS as a joint EIS/California Environmental Quality Act Environmental Impact Report (EIR) to facilitate LRA reuse has entailed added Navy inhouse coordination time and effort, as have the dynamic and evolving local reuse planning process and LRA mitigation

plans. The draft EIS (DEIS), final EIS (FEIS), and Record of Decision (ROD) are currently planned in FY 2000.

Requirements for NEPA documentation to support leasing will continue in FY 2000 and beyond, until final property transfer. Costs are also included to monitor existing leases for adherence to environmental restrictions.

Compliance

An Environmental Baseline Survey (EBS) for Treasure Island was completed during FY 1995. Five Site Specific Environmental Baseline Surveys (SSEBSs) and six Findings of Suitability to Lease (FOSL) were completed. Four large-parcel EBSs/FOSLs were completed. A Radon Survey was completed, with no mitigation required. A PCB survey was conducted. There are total of 74 UST sites that were investigated at Treasure Island and Yerba Buena Island. Twenty of these sites showed no indication of a tank having been present. The remaining 54 USTs were removed or closed in place. Ten thousand feet of fuel lines were removed. Required lead based paint and asbestos abatement were begun.

FY 2000-2001 required funding is phased to meet regulatory cleanup requirements and planned conveyance dates.

Budgeted requirements include finalizing the asbestos abatements throughout the base, required lead based paint abatement for 43 housing units on Yerba Buena Island, and LTM for one UST. Compliance costs also cover updating the EBS as required to facilitate FOSLs and FOSTs supporting conveyance of the property.

Installation Restoration

The environmental requirements are linked to the LRA's plan for reuse. The property is being developed for mixed use, including film production, office space, retail, education, hotels and a conference center, recreation, and a theme park. Two small parcels have been conveyed to the Department of Labor and to the Coast Guard. The remaining property will be conveyed to the City of San Francisco via EDC, with transfer of parcels occurring as cleanup is complete.

The PA/SI was completed and identified 28 IR sites, with no further action recommended for 3 sites (sites 2, 18, and 23). Site 26 was transferred to the UST program. During the remedial investigation, three additional sites were identified and were included in the IR program. There were 25 IR sites in various phases of the Remedial Investigation and Feasibility Studies (RI/FS). Nine (9) IR sites were identified to be contaminated only with petroleum products. The BCT made the decision to transfer these 9 sites from the CERCLA to the RCRA process.

FY 2000-2001 required funding is phased to meet regulatory cleanup requirements and planned conveyance dates. There are a total of 22 restoration sites remaining to be completed.

Parcel 7 Sites 13 (Stormwater Outfalls TI/YBI) and 27 (Clipper Cove Skeet Range) which are located in the bay are grouped in the offshore Operable Unit (OU). These sites are planned for remedial design and remedial action in FY 2000-2002. The remaining sites are grouped in the onshore sites. Budgeted cleanups in FY 2000-2001 are for soil and groundwater contamination at the hydraulic training school, fire fighting school, fuel

farm, refuse transfer area, dry cleaning facility, old bunker area, foundry, bus painting shop, Yerba Buena landfill, auto hobby shop, gas station, and base-wide fuel lines.

Operations and Maintenance

Costs include program management, building closure costs, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the closure of the activity. Also included are caretaker, real estate, and other related labor, support, and contractual requirements necessary to complete disposal of the property. Contractual costs cover appraisals, title search, surveys, lease arrangements, and analysis of the City of San Francisco's EDC application..

The Caretaker Site Office (CSO) is headed by a Lt. Commander who is responsible for public relations and managing facilities commensurate with identified reuse requirements. This budget is based on two major assumptions: (1) the EDC with the City of San Francisco is approved by the end of FY 2000 and 2) the City will begin assuming Real Property Maintenance (RPM) responsibility in the second quarter of FY 2000 and will accept full responsibility and cost to caretake the entire base, including providing police, fire protection, and security, beginning in FY 2001, after EDC approval. CSO oversight will be required until final property conveyance.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

Two small parcels have been transferred to the Department of Labor and the Coast Guard at no cost. The remaining property is planned for disposal under an Economic Development Conveyance (EDC). Proceeds from land sales are not anticipated.

SAVINGS

None.

Military Construction

MCON projects which were in the FYDP have been removed.

Family Housing Construction

None.

Family Housing Operations

None. Savings for family housing are included in the PWC San Francisco budget.

Operations and Maintenance

Procurement of nominal amounts of waterfront/communication items will no longer be required. Includes civilian personnel salary savings resulting from closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1440 - Naval Shipyard, Mare Island, CA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	13,500	22,096	0	0	0	0	35,596
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	45,397	29,099	16,643	17,804	24,933	18,766	152,642
Studies	250	150	88	56	114	56	714
Compliance	11,632	24,949	12,934	9,763	5,343	11,143	75,764
Restoration	33,515	4,000	3,621	7,985	19,476	7,567	76,164
Operations & Maintenance	71,322	170,754	127,648	37,493	8,860	7,577	423,654
Military Personnel - PCS	500	208	221	0	0	0	929
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	130,719	222,157	144,512	55,297	33,793	26,343	612,821
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	130,719	222,157	144,512	55,297	33,793	26,343	612,821
Savings							
Military Construction	0	-2,900	-15,608	-1,580	0	0	-20,088
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-826	-4,515	-98,375	-108,665	-111,062	-113,513	-436,956
Military Personnel - PCS	0	0	-2,490	-5,073	-5,173	-5,293	-18,029
Other	0	0	-56,881	-58,132	-59,411	-60,718	-235,142
Civilian ES (End Strength)	-1,875	-4,707	-6,811	-5,605	-6,002	-6,002	-31,002
Military ES (End Strength)	0	-144	-144	-144	-144	-144	-720
TOTAL SAVINGS	-826	-7,415	-173,354	-173,450	-175,646	-179,524	-710,215
Net Implementation Costs							
Military Construction	13,500	19,196	-15,608	-1,580	0	0	15,508
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	45,397	29,099	16,643	17,804	24,933	18,766	152,642
Studies	250	150	88	56	114	56	714
Compliance	11,632	24,949	12,934	9,763	5,343	11,143	75,764
Restoration	33,515	4,000	3,621	7,985	19,476	7,567	76,164
Operations & Maintenance	70,496	166,239	29,273	-71,172	-102,202	-105,936	-13,302
Military Personnel - PCS	500	208	-2,269	-5,073	-5,173	-5,293	-17,100
HAP	0	0	0	0	0	0	0
Other	0	0	-56,881	-58,132	-59,411	-60,718	-235,142
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-1,875	-4,707	-6,811	-5,605	-6,002	-6,002	-31,002
Military ES (End Strength)	0	-144	-144	-144	-144	-144	-720
NET IMPLEMENTATION COSTS	129,893	214,742	-28,842	-118,153	-141,853	-153,181	-97,394

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1440 - Naval Shipyard, Mare Island, CA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended the closure of the Mare Island Naval Shipyard (NSY), with relocation of the Combat Systems Technical Schools Command activity to Dam Neck, Virginia, and one submarine to the Naval Submarine Base, Bangor, Washington. Mare Island NSY closed on 1 April 1996. The Vallejo City Council approved a community reuse plan in July 1994. The disposal strategy consists of an economic development conveyance, a public benefit conveyance for a school, and transfers to the Forest Service (complete in November 1997), the Fish and Wildlife Service, the Army, and the Coast Guard. A portion of the base, consisting mainly of wetlands and dredge ponds, will revert to the State of California. Parcels will transfer as environmental cleanup is completed, with the final parcels anticipated for disposal in December 2005.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994-1995

		Amount (\$000) -----
P-195T BANGOR NSB	PARCHE RELOCATION, PHASE I & II	9,450
P-996T DAM NECK FCTC	TRAINING BLDG MODS	4,050
P-088T EVERETT NS	CBU FACILITY	2,000
P-221T CORONADO NAB	WATERFRONT OPS FACILITY	2,539
P-283T CRANE NSWC	RECHARGEABLE BATTERY EVALUATION F	3,877
P-323T CONCORD NWS	SUPPORT EQUIPMENT OVERHAUL FACIL	2,480
P-995T DAM NECK FCTC	BEQ	11,200
	Total	35,596

Family Housing Construction

		FY1997 Amount (\$000) -----
P-404T BANGOR NSB	FAMILY HOUSING	4,672
	Total	4,672

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Impact Statement (EIS) was prepared to analyze the impacts resulting from Navy disposal of land and facilities at Mare Island NSY. Preparation of NEPA documentation to support interim leasing prior to property transfer is ongoing.

Compliance

Navy completed an Environmental Baseline Survey (EBS) in FY 1995. Asbestos surveys were performed on over 850 buildings and structures, with abatement completed on 207. Lead Based Paint surveys of residential housing were completed, and required abatement was begun. Lead Based Paint soil abatement of Roosevelt Terrace Housing was completed. Radon mitigation is not required. To facilitate efficient and timely property leasing, six separate "large parcel" Site Specific EBS and Finding of Suitability to Lease (SEBS/FOSL) reports were completed. These six reuse zones (694 total acres), designated as either heavy or light industrial zones in the City's Final Reuse Plan, have been leased to the Local Reuse Authority so that property is available for sublease as tenants are identified. A Federal to Federal property transfer "Summary Document" and supporting SEBS documents were completed for one parcel that transferred to the U. S. Forest Service in November 1997. To date, a significant effort has been spent on updating the EBS database; removing lease property restrictions to allow leased properties to become suitable for occupancy; and preparing Finding of Suitability to Transfer (FOST) documents to facilitate property transfer.

FY 2000-2001 required funding is phased to meet regulatory cleanup requirements and planned conveyance dates. Asbestos abatement actions for the final 58 structures are scheduled for completion in FY 2000-2001. Required Lead Based Paint abatement will continue in FY 2000-2001. Investigation of UST sites and fuel line contaminated sites is ongoing, with remediation continuing in FY 2000-2001. Remediation of Aboveground Storage Tanks is scheduled for completion in FY 2000-2001. Nearly all 16 SWMUs involve UXO issues and a small amount of heavy metal (lead) contamination. Some of the SWMU sites are a Marine Corps Firing Range, a sewage digester overflow line, an offshore fleet reserve pier, an incinerator, a small arms range area, areas contaminated with chlordane, sanitary sewer pump stations, various dredge ponds, and contamination in and around numerous buildings and piers.

Installation Restoration

The environmental requirements are linked to the LRA's plan for reuse. The property is being developed for mixed use, including light and heavy industrial, offices, education, housing, and recreation. Most of the property slated for reuse will be conveyed to the City of Vallejo via EDC and a PBC for a school. One parcel has been transferred to the Forest Service, and individual parcels will be transferred to the Army, Coast Guard, and Fish and Wildlife Service. The remaining property, consisting mostly of wetlands and submerged lands, will revert to the State of California. The EDC will require the City to acquire individual parcels once cleanup is complete.

Although Mare Island is not on the NPL, the Navy has entered into a Federal Facilities Site Remediation Agreement (FFSRA) with California. There are 36 IR sites, and 20 Group 2 & Group 3 sites which are currently

being investigated and may eventually become new IR sites. The Group 2 & Group 3 sites, currently referred to as Areas of Concern (AOCs), will be changed to Solid Waste Management Units (SWMUs). Mare Island has been subdivided into 21 conveyance parcels. The FFSRA "Document Schedule" dated December 20, 1996, was successfully renegotiated with BCT regulators and approved on March 21, 1997. Surveys of disposed onshore ordnance have been mostly completed. Intrusive investigations have been completed at IR site 05 and in the Western Magazine Area, and are 50% complete at the South Shore Area. Offshore UXO surveys have been completed and anomalies identified. Accelerated remediation has begun in disposal parcel XV, the LRA's top priority for transfer. Cleanup in this parcel includes a lead oxide area and a former paint manufacturing area.

FY 2000-2001 required funding is phased to meet regulatory cleanup requirements and planned conveyance dates. There are a total of 33 restoration sites remaining to be completed.

Cleanup being accomplished in the Conveyance Parcels includes:

DISPOSAL PARCEL I - REVERSIONARY: Parcel I is a 3,212.1-acre site consisting of former dredge spoil pond areas, wetland areas and offshore sediment areas. This parcel contains Installation Restoration (IR) sites IR 1 (Historic and RCRA Landfill), IR 2 (Former Waste Oil Disposal Sumps), IR 5, IR 6 (Former Industrial Waste Treatment Plant Surface Impoundments) IR 24 (Former Sewage Digester Tanks) and portions of IR 16 (Lead Oxide Areas) and IR 14 (Industrial Wastewater Collection System). In addition, this parcel contains groundwater, UXO, AOCs, and ecological concerns. A presumptive remedy of capping and containment will be utilized for the landfill. In order to cut costs and speed up removal actions, contaminated soils from throughout Mare Island will be deposited on the landfill to form the base of the landfill cap. A combination of removal of contaminants, natural attenuation, and bioremediation is planned for the other sites.

DISPOSAL PARCEL II - LIGHT INDUSTRIAL: Parcel II is a 55.4-acre site where AOC and ecological studies are currently underway. The parcel will be impacted by scheduled UXO removal at the North Pier area during FY 2000-2001 as well as green sand, fill, and groundwater issues. Groundwater modeling is underway to resolve flow direction issues.

DISPOSAL PARCEL III - U.S. ARMY RESERVE: Parcel III is a 35.4-acre site which is impacted by IR 14 (Industrial Wastewater Collection System), fill, ABM, groundwater and ecological issues. Preliminary sediment sampling data indicates elevated levels of pesticides within the pier area of Berths 20 through 24.

DISPOSAL PARCEL IV - INDUSTRIAL/HISTORIC: Parcel IV is a 289.9-acre site, which encompasses the former heavy industrial area of Mare Island. It is impacted by IR 3 (Former Petroleum Refueling Facility), IR 7/20 (Former Pretreatment Plant and Acid Mixing Facility), IR 9 (Former Paint Shop), IR 11, IR 12 (Electrical Substation), IR 14 (Industrial Wastewater Collection System), IR 15 (Former Electroplating Shop), IR 19 (Former Metal Cleaning Facility), IR 21 (Former Quench Tank Area), IR 26, IR 27, abrasive blast material (ABM), groundwater, AOCs, and ecological concerns. An approach of early removal actions coupled with bioremediation and natural attenuation is being pursued. Planned UXO removal actions at Berths 2 and 3 will impact the parcel in FY 2000-2001.

DISPOSAL PARCEL V - MARINA/RESIDENTIAL: Parcel V is a 14.6-acre site where the former outdoor sandblast facility was located. As a result of the past practice of spreading ABM throughout the site and dumping ABM into adjacent offshore areas, ABM can be found in depths up to 15 to 20 feet. The parcel is impacted by IR 4 (Building 900 Sandblast area), IR 14 (Industrial Wastewater Collection System), groundwater, fill, and ecological concerns.

DISPOSAL PARCEL VI - MARINA/RESIDENTIAL: Parcel VI is a 51.2-acre site, which encompasses the former munitions manufacturing area, know as the Concord Annex. It has extensive UXO issues as well as groundwater, ABM, fill, and ecological concerns. Ongoing AOC investigations have determined contamination under many of the ordnance manufacturing buildings. Investigations are scheduled to complete in 1999.

DISPOSAL PARCEL VII - PARK: Parcel VII is a 215.1-acre site that is impacted by IR 5 (Concord Annex Areas), UXO, fill, groundwater, and ecological concerns. A completed lead removal action at IR 22 (former ammunition bunkers) has eliminated IR 22 as an area of concern.

DISPOSAL PARCEL VIII - RADIO TOWER: Parcel VIII is a 1.0-acre site, which contains a radio tower, which will be transferred to the U.S. Coast Guard. There are no known environmental issues on this parcel.

DISPOSAL PARCEL IX -REVERSIONARY: Parcel IX is a 401.5-acre reversionary site consisting of offshore sediment areas on the east and south sides of Mare Island. A large UXO removal action within the offshore sediments must be accomplished as well as resolving ecological concerns and IR 4 (building 900 sandblast area) offshore issues.

DISPOSAL PARCEL X - GOLF COURSE: Parcel X is a 162.2-acre site, which contains the existing 9-hole golf course. Levels of pesticides in soil have been found to be satisfactory for recreational use scenarios. The FOST is scheduled for May 2000.

DISPOSAL PARCEL XI - U. S. FOREST SERVICE: Parcel XI is a 7.5-acre site that was transferred to the U. S. Forest Service in 1997. All required environmental actions are complete.

DISPOSAL PARCEL XII - OFFICE/RESIDENTIAL: Parcel XII is a 241.9 acre site impacted by IR 23 (Fuel Oil Tank 772), IR 14 (Industrial Wastewater Collection System), ABM, and groundwater issues. A removal action for the 2.1M gallon fuel oil tank #772, IR 23, has been completed. Additional confirmation sampling is proceeding to complete the closeout report.

DISPOSAL PARCEL XIII - EDUCATION: Parcel XIII is a 5.1-acre site containing an existing elementary school. There are no known environmental issues at this site. The FOST is scheduled for November 2000.

DISPOSAL PARCEL XIV - NEIGHBORHOOD CENTER: Parcel XIV is a 66.6 acre site which is impacted by IR 16 (Lead Oxide Areas), IR 18 (Former Gas Station), AOCs, ABM, fill, and groundwater issues.

DISPOSAL PARCEL XV - LIGHT INDUSTRIAL: Parcel XV is a 177.4-acre site that is the LRA's top priority for transfer. It is impacted by IR 8 (Lead Oxide Area), IR 17 (Former Paint Manufacturing Area), AOCs, fill, ABM, and groundwater issues. A removal action at IR 8 has been completed and

preliminary results of confirmation sampling indicate that no further actions at IR 8 will be required. Accelerated removal action at IR 17 is occurring in FY 1999 with final remediation budgeted for FY 2000-2001.

DISPOSAL PARCEL XVI - FISH & WILDLIFE SERVICE: Parcel XVI is a 161.8-acre site that is impacted by groundwater, fill, and ecological concerns.

DISPOSAL PARCEL XVII - WETLANDS: Parcel XVII is a 69.2-acre site that is an active wetlands area. Groundwater and ecological concerns remain to be resolved.

DISPOSAL PARCEL XVIII - RESIDENTIAL (Reversionary): Parcel XVIII is a 15.2-acre site that is part of Parcel XII for environmental work.

DISPOSAL PARCEL XIX - RECREATION: Parcel XIX is a 12.4 acre site at the former Marine Corp pistol and rifle range. A removal action is scheduled for FY 2000-2001.

DISPOSAL PARCEL XX - RESIDENTIAL: Parcel XX is a 28.9-acre site that is the location of the off-site Roosevelt Terrace housing units. The FOST was signed in June 1999.

DISPOSAL PARCEL XXI - INDUSTRIAL: Parcel XXI is a 27.6-acre site that contains the railroad trackage property of Mare Island. A FOST has been issued in draft form and comments received from the regulatory agencies.

Operations and Maintenance

Costs include program management, building closure costs, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the closure of the activity. Also included are caretaker, real estate, and other related labor, support, and contractual requirements necessary to complete disposal of the property. Contractual costs cover appraisals, title searches, parcel surveys, lease arrangements, and production of maps and maintaining currency of those maps. In addition, costs for low-level radioactive waste disposal, other nuclear propulsion closure requirements, unique function and equipment relocations, and radiological surveys and studies are included.

The Caretaker Site Office (CSO) is responsible for public relations and managing facilities commensurate with identified reuse requirements. This budget is based on the assumption that an Economic Development Conveyance (EDC) with the City of Vallejo will be approved in FY 1999. The terms of the EDC provide for a full scope Cooperative Agreement (CA) for FY 1999 through FY 2001 based on availability of appropriated funds; Navy will receive the net present value of these CA payments back once the City completes sale of the EDC property in 2009. Funding for these CA payments is crucial to the success of the EDC and to the City taking over financial responsibility for all protection and maintenance beginning in FY 2002 (which is prior to transfer of most of the property due to ongoing environmental cleanup), thus relieving Navy of all caretaker costs, other than minimal CSO salary and support, from FY 2002 through final disposal in FY 2005. For FY 2000 - FY 2001, a reduced level of CSO salary and support is required to administer the CA and execute work items not covered in the CA. From FY 2002 until disposal, the only caretaker cost is for minimal CSO salary and support until remaining property is transferred.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and for operational moves in all other cases. The PCS costs are based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

No land sales revenues were received or will be received for the Federal transfers, the education public benefit conveyance, or the reversions to the State of California. The remaining property is planned for disposal under an Economic Development Conveyance (EDC). Under the terms of the proposed EDC, no land sales revenues are expected before 2009.

SAVINGS

None.

Military Construction

Projects which were in the FYDP were cancelled.

Family Housing Construction

None.

Family Housing Operations

None. Savings for family housing are included in the PWC San Francisco budget.

Operations and Maintenance

Consists of DBOF, including civilian end strength and compensation reductions, and base support savings to regular shipyard customers. Includes civilian personnel salary savings resulting from closure of the activity.

Military Personnel

Savings are the result of a reduction in military billets.

Other

Customer savings as a result of closing a DBOF activity.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1760 - NAWC-Aircraft Division, Trenton, NJ

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	2,000	77,155	0	0	0	79,155
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	1,722	3,106	2,926	3,940	3,651	424	15,769
Studies	0	50	4	225	131	21	431
Compliance	832	1,056	1,314	1,315	3,319	29	7,865
Restoration	890	2,000	1,608	2,400	201	374	7,473
Operations & Maintenance	1,515	5,948	10,324	12,304	20,820	4,283	55,194
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	8,967	0	0	0	0	8,967
TOTAL COSTS	3,237	20,021	90,405	16,244	24,471	4,707	159,085
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	3,237	20,021	90,405	16,244	24,471	4,707	159,085
Savings							
Military Construction	0	0	-531	0	0	0	-531
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	-3,057	-3,124	-6,181
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	-10,674	-10,908	-21,582
Civilian ES (End Strength)	0	-167	-269	-269	-269	-269	-1,243
Military ES (End Strength)	-2	-2	-2	-1	-1	-1	-9
TOTAL SAVINGS	0	0	-531	0	-13,731	-14,032	-28,294
Net Implementation Costs							
Military Construction	0	2,000	76,624	0	0	0	78,624
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	1,722	3,106	2,926	3,940	3,651	424	15,769
Studies	0	50	4	225	131	21	431
Compliance	832	1,056	1,314	1,315	3,319	29	7,865
Restoration	890	2,000	1,608	2,400	201	374	7,473
Operations & Maintenance	1,515	5,948	10,324	12,304	17,763	1,159	49,013
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	8,967	0	0	-10,674	-10,908	-12,615
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-167	-269	-269	-269	-269	-1,243
Military ES (End Strength)	-2	-2	-2	-1	-1	-1	-9
NET IMPLEMENTATION COSTS	3,237	20,021	89,874	16,244	10,740	-9,325	130,791

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1760 - NAWC-Aircraft Division, Trenton, NJ

CLOSURE/REALIGNMENT ACTION

Close the Naval Air Warfare Center, Aircraft Division (NAWC AD), Trenton and relocate functions to the Naval Air Warfare Center, Aircraft Division Patuxent River, MD, and the Arnold Engineering Development Center, Tullahoma, TN. The property will be disposed via public sale and public benefit conveyance. Operational closure occurred on 15 December 1998 and final disposal is planned for March 2000.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

	FY1995 Amount (\$000) -----
P-160T ARNOLD AFB ENGDEVCEN ENGINE TEST FAC ALTERATIONS	2,000
Subtotal	2,000
	FY1996 Amount (\$000) -----
P-159T ARNOLD AFB ENGDEVCEN PROPULSION SYSTEM LAB	51,405
P-953T PATUXENT RIVER PROPULSION SYSTEM EVAL FAC	25,750
Subtotal	77,155
Total	79,155

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Assessment (EA) was prepared for the NEPA documentation to support the disposal of NAWC AD Trenton. The Finding of No Significant Impact (FONSI) was 17 August 1998.

FY00 costs reflect in-house costs for consultation effort is projected for all BRAC disposals following completion of NEPA and National Historic Preservation Act (NHPA) documentation. This consultation effort allows for Environmental Planning's involvement in leases (should they arise) and general Environmental Planning review prior to final disposal/transfer.

Compliance

The Underground Storage Tank (UST) Program has removed all USTs including 5 sumps that were required by current environmental state regulations as of FY 98.

A Lead-Based paint (LBP) Survey conducted in FY94 confirmed that consistent with the age-eligible buildings, most buildings basewide contain LBP. However, no abatement was performed since none of the buildings was proposed to be used as "child-occupied facilities" as currently defined by HUD Title X. Notification only of the presence of LBP will be included as part of the Navy Finding of Suitability to Transfer (FOST) documents for specific parcels.

Asbestos inventory has been completed and is being periodically updated by the Asbestos Operation and Maintenance (O&M) Program. All asbestos containing materials (ACM) deemed friable, accessible and damaged (FAD) have been identified and removed to date in accordance with current DoD policy. All Findings of Suitability to Lease (FOSL) and FOSTs notify and require the lessee or owner to be aware of and maintain existing non-FAD ACM in-place and to deal with ACM that becomes FAD over time according to current local, state and Federal regulations.

A program has been completed to either remove or retrofit all Polychlorinated Biphenyls (PCB) containing fluid in electrical transformers basewide and PCB capacitors upon failure. A Solid Waste Management Unit (SWMU) Program in accordance with the Resource Conservation Recovery Act (RCRA) has been completed.

A preliminary basewide Environmental Baseline Survey (EBS) was completed in FY 95 which identified 63 Areas of Concern (AOCs), the subsequent EBS Phase II portion (follow-on sampling and determining appropriate mitigation action or justification for No Further Action (NFA)) has discovered 10 additional AOCs. These new AOCs mostly deal with PCBs in soils around high voltage electrical substations that only recently became accessible after operational closure. Cleanup is proceeding and should be completed by the end of FY 99.

FY00-01 required funding is for a Potential Imminent Hazard (PIH) study, update of the asbestos O&M plan, and remediation of one AOC in Parcel B where mercury has been recently discovered (AOC 4-1).

A PIH study is a risk assessment conducted for safety and health. The study also provides cost estimates to mitigate the hazard for Navy BRAC buildings. Information required to assess the health risk includes: LBP damage, asbestos damage, dead animals, significant accumulations of animal excrement, and toxic molds. Floor plans delineating the hazardous areas are provided. Please note that the report is a summary and is used to protect personnel and visitors to our BRAC facilities.

Mercury-contaminated sediment was discovered in the storm sewer system from past releases in Building 21. This is AOC 4-1 in the EBS Phase II study. Repeated cleanout and sampling of the contaminated sediment is

required to eliminate unacceptable risk at locations where the sediment is discharged.

Installation Restoration

There are nine Installation Restoration sites at the activity. No Further Action Decision Documents have been prepared for Sites 2 through 9.

The following is a synopsis of the status of work being executed at the IR sites as they relate to the conveyance Parcels:

PARCEL A- at IR Site 3 contaminated soil has been removed.

PARCEL D - At IR Site 1, excavation of contaminated soil has been completed and backfilled with clean soil. The groundwater treatment plant is operating at 60 GPM, and is expect to continue operation for 30 years. IR Site 4, the asphalt cap has been completed. IR Site 8 (Barometric Well) was closed and determined to be sound.

FY00-01 funding requirements are for Long Term Operation of the groundwater treatment plant at Site 1.

Operations and Maintenance

Costs include real estate and other related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals, title searches, surveys, and marketing efforts.

Costs also include caretaker, program management, building closure costs, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity. Maintenance of real property and utilities are budgeted based on an as required basis to meet base reuse while minimizing cost.

A Caretaker Site Office was established with the OIC from CSO Warminster dual-hatted. Core CSO staff consists of two: Facilities engineer and technician. Core staff from CSO Warminster also provides additional support for environmental compliance and administration. Security functions are contracted for one post coverage. FY 00 costs are an increase over those presented last year due to discovery of additional environmental contaminants. CSO support costs in FY 00 include quarterly trailer rental cost until disposal, RIF costs for two people and dismantling costs for a total of \$122K.

Costs include real estate and other related labor, support, and contractual requirements necessary to complete disposition of the property. Contractual costs cover appraisals and marketing efforts.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

Includes procurement and installation of special test equipment, control systems and data acquisition systems. It also includes procurement and installation of test equipment data and instrumentation, fuel and electrical systems necessary to transfer test facilities and labs to Patuxent River, MD. Also includes communications costs such as a line data link between AEDC Tullahoma and Patuxent River, as well as wiring at Patuxent River for computers and telephones.

Land Sales Revenue

The property is planned for public sale and public benefit conveyance; land sales revenues will only be realized if public sales are consummated.

SAVINGS

None.

Military Construction

Savings are the result of removing projects from the FYDP.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Savings represent the aggregate savings of closing NAWC Trenton and transitioning workload to NAWC Patuxent River and AEDC Tullahoma. Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

None.

Other

Savings represent the aggregate savings of closing NAWC Trenton and transitioning workload to NAWC Patuxent River and AEDC Tullahoma.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1730 - NCCOSC, ISE (East Coast)

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	33,600	9,800	0	0	0	0	43,400
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	3,029	7,649	9,420	10,248	6,177	0	36,523
Military Personnel - PCS	0	0	6	2	0	0	8
HAP	0	0	0	0	0	0	0
Other	0	624	3,659	165	0	0	4,448
Other	0	0	0	0	0	0	0
TOTAL COSTS	36,629	18,073	13,085	10,415	6,177	0	84,379
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	36,629	18,073	13,085	10,415	6,177	0	84,379
Savings							
Military Construction	0	0	-5,108	0	0	0	-5,108
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	-907	-6,874	-7,006	-7,140	-21,927
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	-10,722	-10,958	-11,199	-32,879
Civilian ES (End Strength)	-10	-15	-17	-17	-23	-23	-105
Military ES (End Strength)	-3	-4	-4	-10	-10	-10	-41
TOTAL SAVINGS	0	0	-6,015	-17,596	-17,964	-18,339	-59,914
Net Implementation Costs							
Military Construction	33,600	9,800	-5,108	0	0	0	38,292
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	3,029	7,649	8,513	3,374	-829	-7,140	14,596
Military Personnel - PCS	0	0	6	2	0	0	8
HAP	0	0	0	0	0	0	0
Other	0	624	3,659	-10,557	-10,958	-11,199	-28,431
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-10	-15	-17	-17	-23	-23	-105
Military ES (End Strength)	-3	-4	-4	-10	-10	-10	-41
NET IMPLEMENTATION COSTS	36,629	18,073	7,070	-7,181	-11,787	-18,339	24,465

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1730 - NCCOSC, ISE (East Coast)

CLOSURE/REALIGNMENT ACTION

The NISE East consolidation is in Charleston, SC with detachments remaining in Portsmouth, VA and St. Inigoes, MD. NISE East Washington closed following the relocation to Charleston of its functions and personnel and all NISE East Washington facilities reverted to the host, the Naval Security Station. All NISE East St. Inigoes functions and personnel have relocated to Charleston except for positions which will remain at NISE East, St. Inigoes to perform air traffic control, LAMPS, IDS, AEGIS radio room, special warfare, and related functions. All NISE East Portsmouth functions and personnel relocated to Charleston except for those positions which remain at NISE East Portsmouth to provide direct support to Norfolk-area Fleet units.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1994

		Amount (\$000) -----
P-001T CHARLESTON NESEC	ENGINEERING CENTER PHASE I	33,600
	Subtotal	33,600

		FY1995 Amount (\$000) -----
P-002T CHARLESTON NESEC	ENGINEERING CENTER PHASE II	9,800
	Subtotal	9,800
	Total	43,400

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

Projects which were in the FYDP have been removed.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes civilian personnel salary and other operating savings resulting from the realignment of the activity.

Military Personnel

None.

Other

Customer savings as a result of the realignment of DBOF activities.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1740 - NSWC-White Oak, MD

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	10,300	0	0	0	10,300
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	3,500	0	0	0	0	3,500
Studies	0	0	0	0	0	0	0
Compliance	0	3,500	0	0	0	0	3,500
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	15,200	9,686	9,930	5,314	306	0	40,436
Military Personnel - PCS	0	0	0	0	29	0	29
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	15,200	13,186	20,230	5,314	335	0	54,265
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	15,200	13,186	20,230	5,314	335	0	54,265
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	-408	-819	-837	-856	-2,920
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-1,253	-2,515	-2,571	-2,628	-8,967
Civilian ES (End Strength)	0	-55	-55	-55	-55	-55	-275
Military ES (End Strength)	0	0	-2	-20	-20	-20	-62
TOTAL SAVINGS	0	0	-1,661	-3,334	-3,408	-3,484	-11,887
Net Implementation Costs							
Military Construction	0	0	10,300	0	0	0	10,300
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	3,500	0	0	0	0	3,500
Studies	0	0	0	0	0	0	0
Compliance	0	3,500	0	0	0	0	3,500
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	15,200	9,686	9,522	4,495	-531	-856	37,516
Military Personnel - PCS	0	0	0	0	29	0	29
HAP	0	0	0	0	0	0	0
Other	0	0	-1,253	-2,515	-2,571	-2,628	-8,967
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	-55	-55	-55	-55	-55	-275
Military ES (End Strength)	0	0	-2	-20	-20	-20	-62
NET IMPLEMENTATION COSTS	15,200	13,186	18,569	1,980	-3,073	-3,484	42,378

(*FY 2000 and FY 2001 BRAC III cost funded in BRAC IV Appropriations)

BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY

1740 - NSWC-White Oak, MD

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended that Navy disestablish NSWC Dahlgren Division, White Oak Detachment, White Oak, MD, and transfer functions to NSWC Indian Head Division, Indian Head, MD, and NSWC Dahlgren Division, Dahlgren, VA. Disestablish the Port Hueneme Division, Virginia Beach Detachment, Virginia Beach, VA and realign with the Fleet Combat Training Center (FCTC), Dam Neck, VA. The DOD BRAC 1995 recommendations also impacted this realignment action.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1996

	Amount (\$000) -----
P-146T INDIAN HEAD NSWC EXPLOSIVE TEST FACILITY	10,300
Subtotal	10,300
Total	10,300

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

Military Personnel

None.

Other

Includes civilian personnel salary savings resulting from the realignment or closure of the activity.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1770 - NUWC, Norfolk, VA

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	9,875	10,254	1,097	0	0	0	21,226
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	9,875	10,254	1,097	0	0	0	21,226
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	9,875	10,254	1,097	0	0	0	21,226
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	433	2,646	2,531	2,505	8,115
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	-7,916	-8,547	-9,076	-9,198	-34,737
Civilian ES (End Strength)	-83	-95	-95	-95	-95	-95	-558
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	0	0	-7,483	-5,901	-6,545	-6,693	-26,622
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	9,875	10,254	1,530	2,646	2,531	2,505	29,341
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	-7,916	-8,547	-9,076	-9,198	-34,737
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-83	-95	-95	-95	-95	-95	-558
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	9,875	10,254	-6,386	-5,901	-6,545	-6,693	-5,396

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1770 - NUWC, Norfolk, VA

CLOSURE/REALIGNMENT ACTION

The 1993 Commission recommended Navy disestablish the Naval Undersea Warfare Center Detachment, Norfolk (NUWCDETNR) and relocate its functions, personnel, equipment and support to the Naval Undersea Warfare Center, Newport Division (NUWC DIVNPT). Disestablishment was completed 30 September 1995.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Includes civilian personnel salary savings resulting from the realignment or closure of the activity and the recurring costs for long term lease payments to fulfill a contractual obligation.

Military Personnel

None.

Other

Savings represented by the elimination of redundant laboratory equipment and space. Savings have been reflected in the customer appropriations of this DBOF activity group.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1960 - Stand-alone Navy & MC Reserve Centers

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	2,500	0	0	0	0	2,500
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	645	801	585	817	0	65	2,913
Studies	0	0	15	115	0	17	147
Compliance	421	300	570	702	0	48	2,041
Restoration	224	501	0	0	0	0	725
Operations & Maintenance	83	737	392	94	0	130	1,436
Military Personnel - PCS	450	380	0	0	0	0	830
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	1,178	4,418	977	911	0	195	7,679
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	1,178	4,418	977	911	0	195	7,679
Savings							
Military Construction	0	0	-4,144	0	0	0	-4,144
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-3,501	-2,991	-3,684	-3,107	-3,114	-3,111	-19,508
Military Personnel - PCS	0	-5,827	-10,865	-10,953	-11,133	-11,368	-50,146
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-36	-36	-36	-36	-36	-36	-216
Military ES (End Strength)	-245	-245	-245	-245	-245	-245	-1,470
TOTAL SAVINGS	-3,501	-8,818	-18,693	-14,060	-14,247	-14,479	-73,798
Net Implementation Costs							
Military Construction	0	2,500	-4,144	0	0	0	-1,644
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	645	801	585	817	0	65	2,913
Studies	0	0	15	115	0	17	147
Compliance	421	300	570	702	0	48	2,041
Restoration	224	501	0	0	0	0	725
Operations & Maintenance	-3,418	-2,254	-3,292	-3,013	-3,114	-2,981	-18,072
Military Personnel - PCS	450	-5,447	-10,865	-10,953	-11,133	-11,368	-49,316
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-36	-36	-36	-36	-36	-36	-216
Military ES (End Strength)	-245	-245	-245	-245	-245	-245	-1,470
NET IMPLEMENTATION COSTS	-2,323	-4,400	-17,716	-13,149	-14,247	-14,284	-66,119

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1960 - Stand-alone Navy & MC Reserve Centers

CLOSURE/REALIGNMENT ACTION

Naval Reserve Surface Activities (Stand Alone), Naval Reserve Centers (NRC) and Readiness Commands (REDCOM) support the administration and training of Naval Surface Reserve and Marine Corps Reserve units. The 1993 Commission recommended the closure of 34 Reserve Centers and Readiness Commands.

The DoD BRAC 1995 recommendations impacted these closure actions. The Naval Reserve Centers at Quincy, Chicopee and Lawrence, Massachusetts have consolidated at Naval Air Station (NAS), South Weymouth, Massachusetts. BRAC 1995 recommended the closure of NAS South Weymouth and includes a redirect of the consolidated NRCs from NAS South Weymouth to the now vacant property at NRC, Quincy.

It is anticipated that all the Reserve Centers will be disposed of by the end of 2000.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1995

	Amount (\$000) -----
P-127T HELENA NMCRC RESERVE CENTER	2,500
Subtotal	2,500
Total	2,500

A reprogramming has been submitted and approved making this an FY1997 project.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of disposal/reuse actions. An Environmental Assessment (EA) has been completed to support the disposal of NRC Jamestown, NY.

FY 00 costs reflect in-House costs for follow-on consultation effort following completion of NEPA and National Historic Preservation Act (NHPA) documentation.

Compliance

Asbestos, Lead Base Paint, and Underground Storage Tank removals have been accomplished as required for land transfer.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include caretaker, real estate disposal, and other related labor, support, and contractual requirements necessary to complete disposal of Navy owned properties. Contractual costs cover appraisals, title searches, surveys, and marketing efforts. Maintenance of real property and utilities are budgeted based on an as required basis to meet base reuse while minimizing cost.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

Disposals to date have been through lease termination, Federal transfers, and public benefit conveyances; no land sales revenues have been realized. NRC Lawrence will revert to the City of Lawrence, so no land sales revenues will be realized from that property. The Reserve Centers at Jamestown, Perth Amboy, and Pittsfield are planned for public/negotiated sale, but revenues will only be realized if these sales are consummated.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 1790 - PERA Activities

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	4,729	0	0	0	0	4,729
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	0	336	6,921	0	577	3,526	11,360
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	0	5,065	6,921	0	577	3,526	16,089
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	0	5,065	6,921	0	577	3,526	16,089
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	-659	-1,652	-3,786	-5,261	-6,843	-8,057	-26,258
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	-43	-64	-91	-105	-118	-118	-539
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	-659	-1,652	-3,786	-5,261	-6,843	-8,057	-26,258
Net Implementation Costs							
Military Construction	0	4,729	0	0	0	0	4,729
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	0	0	0
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	-659	-1,316	3,135	-5,261	-6,266	-4,531	-14,898
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	-43	-64	-91	-105	-118	-118	-539
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	-659	3,413	3,135	-5,261	-6,266	-4,531	-10,169

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

1790 - PERA Activities

CLOSURE/REALIGNMENT ACTION

PERA (Surface) headquarters at Philadelphia, PERA (Surface) Atlantic office at Norfolk, and PERA (Surface) Pacific office at San Francisco were disestablished in August 1996. PERA (CV) headquarters at Bremerton was disestablished in July 1999. Reduced functions and assets relocated and consolidated with Supervisors of Shipbuilding, Conversion and Repair (SUPSHIPS) at Portsmouth, VA (in Norfolk Naval Shipyard), San Diego, CA and Newport News, VA.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY1995

	Amount (\$000) -----
P-366T PORTSMOUTH (NORFOLK) BUILDING RENOVATIONS	4,729
Total	4,729

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Reflects civilian end strength savings and related support cost savings.
Consolidation of offices will result in some reductions of administrative costs and decreased overhead.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: National Capital Region
1850 – BUPERS, Arlington, VA
1920 - AAUSN

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	49,412	78,870	24,610	21,166	0	174,058
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	150	0	0	0	0	150
Studies	0	150	0	0	0	0	150
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	402	6,169	32,128	38,004	26,564	6,965	110,232
Military Personnel - PCS	0	16	0	608	1,064	0	1,688
HAP	0	0	0	0	0	0	0
Other	0	1,114	722	2,963	0	0	4,799
Other	0	0	0	0	0	0	0
TOTAL COSTS	402	56,861	111,720	66,185	48,794	6,965	290,927
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	402	56,861	111,720	66,185	48,794	6,965	290,927

Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	-470	16,302	-8,661	-45,310	-69,713	-107,852
Military Personnel - PCS	0	0	-2,285	-3,177	-3,952	-4,039	-13,453
Other	0	0	0	-513	-525	-535	-1,573
Civilian ES (End Strength)	0	225	-144	-144	-144	-144	-351
Military ES (End Strength)	0	-73	-113	-113	-113	-113	-525
TOTAL SAVINGS	0	-470	14,017	-12,351	-49,787	-74,287	-122,878

Net Implementation Costs							
Military Construction	0	49,412	78,870	24,610	21,166	0	174,058
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	150	0	0	0	0	150
Studies	0	150	0	0	0	0	150
Compliance	0	0	0	0	0	0	0
Restoration	0	0	0	0	0	0	0
Operations & Maintenance	402	5,699	48,430	29,343	-18,746	-62,748	2,380
Military Personnel - PCS	0	16	-2,285	-2,569	-2,888	-4,039	-11,765
HAP	0	0	0	0	0	0	0
Other	0	1,114	722	2,450	-525	-535	3,226
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	225	-144	-144	-144	-144	-351
Military ES (End Strength)	0	-73	-113	-113	-113	-113	-525
NET IMPLEMENTATION COSTS	402	56,391	125,737	53,834	-993	-67,322	168,049

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

ZZZZ - National Capital Region

CLOSURE/REALIGNMENT ACTION

Proposed action realigns six major commands and relocates some of them out of the National Capital Region. The proposed action relocates other organizations from leased spaces into government-owned spaces within the National Capital Region, eliminating commercial lease costs and maximizing economies and efficiencies. Relocation of the Sea Automated Data Systems Activity is covered separately in this budget submit. The DOD BRAC 1995 recommendations impact these realignment actions.

A portion of the Navy Human Resources Office (HRO) relocated to the Washington Navy Yard in FY 1994. The Naval Facilities Engineering Command (NAVFACENGCOM), and the Navy Judge Advocate General (JAG) Office, relocated to the Washington Navy Yard (WNY) in FY 1998. The National Capital Region Field Office and the Naval Audit Service will also relocate to the Washington Navy Yard.

The Office of the Director of Strategic Systems Programs (SSP), Office of Civilian Personnel Management (OCPM), the International Programs Office (IPO), and the Naval Center for Cost Analysis (NCCA) relocate to the Nebraska Avenue site in Washington D.C.

The following commands relocate to activities outside the National Capital Region: Naval Air Systems Command, Bureau of Naval Personnel, Naval Recruiting Command, Naval Tactical Support Activity (NTSA), Naval Supply Systems Command, and Naval Security Group Command.

Realignment of the Naval Air Systems Command (NAVAIR) to Naval Air Warfare Center (NAWC) Patuxent River, MD where it consolidates with the Naval Aviation Depot Operations Center (NADOC) and the Naval Aviation Maintenance Office (NAMO).

The Naval Supply Systems Command and the Navy Food Systems Support Office (NAVFSSO) relocate to the Navy Ships Parts Control Center (SPCC), in Mechanicsburg, Pennsylvania. The Defense Printing Service Management Office (DPSMO) consolidated with DLA and relocated to Fort Belvoir, VA. Actions were completed in FY 1996.

The Bureau of Naval Personnel and the Office of Military Manpower Management relocates to Memphis, TN. Included in the move to Memphis are Navy Manpower Analysis Center, Navy Motion Picture Service, and Morale, Welfare, and Recreation Training Unit. These actions will improve the quality of life for the (predominantly junior) military personnel assigned to the relocating activities.

The Naval Security Group Command Headquarters and subordinate commands relocated from the Naval Security Station, Nebraska Avenue, Washington DC, and colocated with the National Security Agency (NSA), Ft. Meade MD. This realignment consolidates Naval Security Group functions conducted at both Nebraska Avenue and Fort Meade. The realignment was completed in FY 1996.

Realign the Navy Tactical Support Activity, including its functions,

personnel, equipment, and support to Commander-in-Chief, U.S. Atlantic Fleet (CINCLANTFLT), Norfolk, Virginia. The relocation aligns the Navy Tactical Support Activity with one of its principal customers, the Commander-in-Chief, U.S. Atlantic Fleet.

The Marine Corps Manpower Center personnel relocates to Quantico.

The DOD BRAC 95 recommendation impacts the above closure and realignment actions.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

FY94-95

		Amount (\$000)

P-320T MEMPHIS	BUILDING MODIFICATIONS	6,200
P-321T MEMPHIS	INSTALL TELEPHONE CABLE	2,912
P-951T PATUXENT RIVER	ADMINISTRATIVE HQ FACS (PH I)	40,300

Subtotal 49,412

		FY1996 Amount (\$000)

P-002T WASHINGTON NAVY YARD	ADMIN FACS (NCR)	18,354
P-465T QUANTICO MCCDC	MARINE CORPS MANPOWER CENTER	17,406
P-960T PATUXENT RIVER	ADMIN FACS (PHASE II)	29,400
P-322T MEMPHIS	INSTALLATION OF TELEPHONE SWITCH	5,010
P-323T MEMPHIS	BUILDING CONVERSION	1,300
P-324T MEMPHIS	BUILDING CONVERSION	7,400

Subtotal 78,870

		FY1997 Amount (\$000)

P-325T MEMPHIS	BUILDING ALTERATIONS (BUPERS)	7,100
P-326T MEMPHIS	BUILDING ALTERATIONS (BUPERS)	17,510

Subtotal 24,610

		FY1998 Amount (\$000)

P-003T NEBRASKA AVENUE	SSP BUILDING RENOVATIONS	16,866
P-040T WASHINGTON NDW	BUILDING RENOVATION-NAVAUDSVC	8,600

Subtotal 25,466

Total 178,358

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

In compliance with the Defense Base Closure and Realignment Act, National Environmental Policy Act (NEPA) documentation must be completed prior to implementation of realignment/relocation actions.

The Environmental Assessment (EA) for realignment of NCR activities to the Washington Navy Yard was completed in March 1996.

An EA was begun in FY 1994 to analyze the cumulative impacts of relocation of assets from the Bureau of Naval Personnel and accompanying commands to Naval Air Station Memphis. The realignment EA has been completed.

An EA was begun in FY 1994 to analyze the cumulative impacts of relocation of assets of various National Capital Region (NCR) Navy commands to property currently occupied by NAVSECGRUSYSCOM in northwest Washington, D.C. The realignment EA was completed in December 1995.

Relocation of assets from Naval Security Group Command to Fort Meade and relocation of the Naval Tactical Support Activity to Norfolk has been categorically excluded from further NEPA documentation.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Costs include program management, equipment removal and transportation, relocations, and tenant moving costs. Civilian personnel one-time costs include employee transition assistance, severance entitlements, and permanent change of station as necessary to support the planned realignment or closure of the activity.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

PCS costs have been derived by using the average cost factors for unit moves in most cases and operational moves in all other cases. The PCS costs are

based on the total end-strength assigned to the particular base, area, or realignment activity that is being affected by the BRAC 93 recommendations.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

Reduction of lease costs, and salary costs for a portion of the civilian positions that will be abolished.

Military Personnel

Savings are the result of a reduction in military billets.

Other

Consolidation and efficiencies of administration and overhead.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 9999 - VARLOCS

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	5,277	15,188	42,550	9,033	72,048
Studies	0	0	0	0	607	0	607
Compliance	0	0	0	3,693	1,069	1,475	6,237
Restoration	0	0	5,277	11,495	40,874	7,558	65,204
Operations & Maintenance	0	0	0	0	7,763	0	7,763
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	0	0	5,277	15,188	50,313	9,033	79,811
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	0	0	5,277	15,188	50,313	9,033	79,811
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
Other	-2,481	-9,599	-5,297	-5,047	-5,711	-4,633	-32,768
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	-2,481	-9,599	-5,297	-5,047	-5,711	-4,633	-32,768
Net Implementation Costs							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	5,277	15,188	42,550	9,033	72,048
Studies	0	0	0	0	607	0	607
Compliance	0	0	0	3,693	1,069	1,475	6,237
Restoration	0	0	5,277	11,495	40,874	7,558	65,204
Operations & Maintenance	0	0	0	0	7,763	0	7,763
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	-2,481	-9,599	-5,297	-5,047	-5,711	-4,633	-32,768
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	-2,481	-9,599	-20	10,141	44,602	4,400	47,043

BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY

9999 - VARLOCS

CLOSURE/REALIGNMENT ACTION

ONE-TIME IMPLEMENTATION COSTS

Military Construction

No requirement.

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

Program Management: Funding is for the support of the BRAC Environmental Coordinators (BECs), BRAC Cleanup Teams (BCTs), and Restoration Advisory Boards (RABs). Funding also provides for engineering, technical, contractual, maintenance of administrative records for public information, public repository of documents, and set-up and conducting RAB meetings.

Installation Restoration

DSMOA: Costs reflect the amount of reimbursement for BRAC 93 installations for which the state has an agreement with the Department of Defense (DOD). The state hires employees to oversee cleanup at the DOD installation and is then reimbursed.

ATSDR: The health assessments that are conducted by the Agency for Toxic Substances and Disease Registry (ATSDR) at BRAC closure installations are also covered in these costs. Congress mandates that health assessments be performed by ATSDR and that DOD would fund these costs.

EPA/Task Force: Funding is provided by DOD to EPA for support with DOD's Fast Track Cleanup policy.

Program Management: Funding is for the support of the BRAC Environmental Coordinators (BECs), BRAC Cleanup Teams (BCTs), and Restoration Advisory Board (RABs). Funding also provides for engineering, technical, contractual, maintenance of administrative records for public information, public repository of documents, and set-up and contracting of RAB

meetings.

Operations and Maintenance

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.

**BASE CLOSURE III
BASE REALIGNMENT AND CLOSURE (1993 COMMISSION)
FINANCIAL SUMMARY
(\$000)**

Closure/Realignment Location: 2320 - Planning, Design & Management

	1994	1995	1996	1997	1998	1999	TOTAL
One-time Implementation Costs							
Military Construction	65,900	49,512	44,352	93,824	244	0	253,832
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	5,790	0	5,790
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	1,528	0	1,528
Restoration	0	0	0	0	4,262	0	4,262
Operations & Maintenance	3,430	5,757	1,658	1,751	0	3,331	15,927
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
TOTAL COSTS	69,330	55,269	46,010	95,575	6,034	3,331	275,549
Land Sales Revenue (-)	0	0	0	0	0	0	0
TOTAL BUDGET REQUEST	69,330	55,269	46,010	95,575	6,034	3,331	275,549
Savings							
Military Construction	0	0	0	0	0	0	0
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Operations & Maintenance	0	0	0	0	0	0	0
Military Personnel - PCS	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
TOTAL SAVINGS	0	0	0	0	0	0	0
Net Implementation Costs							
Military Construction	65,900	49,512	44,352	93,824	244	0	253,832
Family Housing	0	0	0	0	0	0	0
Construction	0	0	0	0	0	0	0
Operations	0	0	0	0	0	0	0
Environmental	0	0	0	0	5,790	0	5,790
Studies	0	0	0	0	0	0	0
Compliance	0	0	0	0	1,528	0	1,528
Restoration	0	0	0	0	4,262	0	4,262
Operations & Maintenance	3,430	5,757	1,658	1,751	0	3,331	15,927
Military Personnel - PCS	0	0	0	0	0	0	0
HAP	0	0	0	0	0	0	0
Other	0	0	0	0	0	0	0
Land Sales Revenue (-)	0	0	0	0	0	0	0
Civilian ES (End Strength)	0	0	0	0	0	0	0
Military ES (End Strength)	0	0	0	0	0	0	0
NET IMPLEMENTATION COSTS	69,330	55,269	46,010	95,575	6,034	3,331	275,549

**BASE REALIGNMENT AND CLOSURE III
(1993 COMMISSION)
NARRATIVE SUMMARY**

2320 - Planning, Design & Management

CLOSURE/REALIGNMENT ACTION

These are program costs to provide construction planning and design and other overall program management functions across all closure and realignment packages.

ONE-TIME IMPLEMENTATION COSTS

Military Construction

All MILCON project costs are normally displayed in budget exhibits for the applicable closure/realignment action. These costs are for design and construction contract preparation (Planning & Design (P&D)).

Family Housing Construction

No requirement.

Family Housing Operations

No requirement.

Environmental

Studies

No requirement.

Compliance

No requirement.

Installation Restoration

No requirement.

Operations and Maintenance

Provides for costs associated with analysis, administration, coordination, planning, budget and financial review, legislative and legal support, and policy/guidance promulgation and interpretation that is non-site specific and supports the overall management and execution of the Base Realignment and Closure (BRAC) Program. This also includes intergovernmental planning and intraservice coordination, program documentation oversight and review, real estate and caretaker management overview, and support for the Base Closure Implementation Branch at CNO.

Costs are based on actual salaries, fringe benefits, and personnel support requirements.

Real Estate

No requirement.

Caretaker

No requirement.

Military Personnel -- PCS

No requirement.

Other

No requirement.

Land Sales Revenue

None.

SAVINGS

None.

Military Construction

None.

Family Housing Construction

None.

Family Housing Operations

None.

Operations and Maintenance

None.

Military Personnel

None.

Other

None.